

Permanent Local Housing Allocation Program

Entitlement and Non-entitlement Local Government Formula Component

Notice of Funding Availability



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**Permanent Local Housing Allocation
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Notice of Funding Availability**

I. Overview

A. Notice of Funding Availability

The California Department of Housing and Community Development (Department) is announcing the availability of approximately **\$195 million** in funding for the Permanent Local Housing Allocation (PLHA) program Entitlement and Non-entitlement Local government formula component Notice of Funding Availability (NOFA). This NOFA is funded from moneys deposited in the Building Homes and Jobs Trust Fund (Fund) in calendar year 2019.

Funding for this NOFA is provided pursuant to Senate Bill (SB) 2 (Chapter 364, Statutes of 2017). SB 2 established the Fund and authorizes the Department to allocate 70 percent of moneys collected and deposited in the Fund, beginning in calendar year 2019, to Local governments for eligible housing and homelessness activities. The intent of the bill is to provide a permanent, on-going source of funding to Local governments for housing-related projects and programs that assist in addressing the unmet housing needs of their local communities.

For the 2019-20 fiscal year, the Department will issue two separate NOFAs to award the (PLHA) funds:

1. Entitlement and Non-entitlement Local government formula component NOFA; and
2. Non-entitlement Local government competitive component NOFA (anticipated in August 2020).

This NOFA outlines threshold and application requirements for Entitlement Local governments and Non-entitlement Local governments as defined in Guidelines Section 101. Entitlement Local governments are metropolitan cities and urban counties that received a CDBG grant for fiscal year 2017 pursuant to the federal formula specified in 42 USC Section 5306.

B. Timeline

NOFA Release Date	February 26, 2020
Application Submittal	April 27, 2020 – July 27, 2020
Award Announcement	August, 2020 – October, 2020

C. Authorizing Legislation and Regulations

SB 2 (Chapter 364, Statutes of 2017) established the PLHA program. The program operates under the requirements of Health and Safety Code (HSC), Part 2 of Division 31, Chapter 2.5 (commencing with Section 50470).

Section 50470 (b)(2)(B)(i) of the HSC authorizes the Department to allocate 70 percent of the moneys collected and deposited in the Fund, beginning in calendar year 2019, for the PLHA program.

Section 50470 (b)(2)(B)(i)(I) of the HSC requires the Department to allocate 90 percent of PLHA funds based on the federal CDBG formula specified in 42 USC, Section 5306, except that the portion allocated to Non-entitlement Local governments is required to be distributed through a competitive grant program for Non-entitlement Local governments.

Section 50470 (b)(2)(B)(i)(II) of the HSC requires the Department to allocate the remaining 10 percent of PLHA funds equitably to Non-entitlement Local governments.

Section 50470 (d) authorizes the Department to adopt Guidelines to implement the PLHA program, not subject to the rulemaking provisions of the California Administrative Procedure Act.

This NOFA governs the administration of funding from the Fund (created by Section 50470, subdivision (a)(1) and appropriated by item 2240-103-3317 in the Budget Act of 2019) and made available under the PLHA program.

Capitalized terms not otherwise defined in this NOFA shall have the meanings set forth in Guidelines Section 101.

II. Program requirements

The following is provided as a summary for the allocation of the PLHA funds to Entitlement and Non-entitlement Local governments and is not to be considered a complete representation of the eligibility, threshold, or other requirements, terms and conditions.

A. Eligible Applicants

An Applicant must be an Entitlement Local government, a Non-entitlement Local government, or a Local or Regional Housing Trust Fund delegated by the Local government pursuant to Guidelines Section 300.

A Local government that delegates another Local government to submit an application and administer the formula component of PLHA funds on its behalf must enter into a legally binding agreement with the Local government, as set forth in Guidelines Section 300(c).

A Local government that delegates a Local or Regional Housing Trust Fund to submit an application and administer the formula component of PLHA funds on its behalf must enter into a legally binding agreement with the Local or Regional Housing Trust Fund, as set forth in Guidelines Section 300(d).

B. Eligible Activities

Pursuant to Guidelines Section 301(a), the PLHA funds allocated to eligible Applicants must be used to carry out one or more of the eligible activities listed below:

1. The predevelopment, development, acquisition, rehabilitation, and preservation of multifamily, residential live-work, rental housing that is affordable to extremely low-, very low-, low-, or moderate-income households, including necessary Operating subsidies.
2. The predevelopment, development, acquisition, rehabilitation, and preservation of Affordable rental and ownership housing, including Accessory Dwelling Units (ADUs), that meets the needs of a growing workforce earning up to 120 percent of Area Median Income (AMI), or 150 percent of AMI in High-cost areas. ADUs shall be available for occupancy for a term of no less than 30 days. See Appendix B for a list of High-cost areas in California.
3. Matching portions of funds placed into Local or Regional Housing Trust Funds.
4. Matching portions of funds available through the Low- and Moderate-Income Housing Asset Fund pursuant to subdivision (d) of HSC Section 34176.
5. Capitalized Reserves for Services connected to the preservation and creation of new Permanent supportive housing.
6. Assisting persons who are experiencing or At risk of homelessness, including, but not limited to, providing rapid rehousing, rental assistance, supportive/case management services that allow people to obtain and retain housing, operating and capital costs for navigation centers and emergency shelters, and the new construction, rehabilitation, and preservation of permanent and transitional housing.
 - a. This Activity may include subawards to Administrative Entities as defined in HSC Section 50490(a)(1-3) that were awarded California Emergency Solutions and Housing (CESH) Program or Homeless Emergency Aid Program (HEAP) funds for rental assistance to continue assistance to these households.
 - b. Applicants must provide rapid rehousing, rental assistance, navigation centers, emergency shelter, and transitional housing activities in a manner consistent with the Housing First practices described in 25 CCR, Section 8409, subdivision (b)(1)-(6) and in compliance with Welfare Institutions Code (WIC) Section 8255(b)(8). An Applicant allocated funds

for the new construction, rehabilitation, and preservation of Permanent supportive housing shall incorporate the core components of Housing First, as provided in WIC Section 8255(b).

7. Accessibility modifications in Lower-income Owner-occupied housing.
8. Efforts to acquire and rehabilitate foreclosed or vacant homes and apartments.
9. Homeownership opportunities, including, but not limited to, down payment assistance.
10. Fiscal incentives made by a county to a city within the county to incentivize approval of one or more Affordable housing projects, or matching funds invested by a county in an Affordable housing development project in a city within the county, provided that the city has made an equal or greater investment in the project. The county fiscal incentives shall be in the form of a grant or low-interest loan to an Affordable housing project. Matching funds investments by both the county and the city also shall be a grant or low-interest deferred loan to the Affordable housing project.

Twenty percent of the moneys in the Fund are required by statute to be expended for Affordable Owner-Occupied Workforce Housing (AOWH). If funding proposed in Local government Plans for AOWH activities is lower than 20 percent of the moneys available in the Fund, the Department may require Local governments to use a specific percentage of their annual formula allocations in some future year for AOWH activities as part of the annual funding process.

C. Allocation of Funding and Award Limits

An Entitlement and a Non-entitlement Local government are eligible for an allocation of PLHA funds. See Appendix A for allocation of PLHA funds to each Entitlement and Non-entitlement Local government for fiscal year 2019-20.

The PLHA funds allocated to each Entitlement Local government is directly proportionate to each Entitlement Local government's share of total 2017 Community Development Block Grant (CDBG) allocation in California.

The PLHA funds allocated to each Non-entitlement Local government is based on the sum of:

1. Fifty percent of the funding available for the Non-entitlement formula component divided by the number of Local governments eligible for the Non-entitlement formula component; and
2. Fifty percent of the funding available for the Non-entitlement formula component allocated in proportion to each Non-entitlement Local government's share of the total most severe housing need in California's Non-entitlement Local governments, based upon the most recent U.S. Department of Housing and

Urban Development (HUD) Comprehensive Housing Affordability Strategy (CHAS) data.

Two or more Local governments may expend PLHA funds on an eligible jointly funded project, provided the project is an eligible Activity pursuant to Guidelines Section 301(a), and will be located within the boundaries of one of the Local governments.

An Applicant eligible for an allocation of PLHA funds must comply with the Deadline and Funding Requirements set forth in Guidelines Section 304.

In order to avoid amending the Department Standard Agreement each year, and to expedite the disbursement of PLHA funds, the Department Standard Agreement and the Applicant's PLHA resolution shall include a five-year estimate of PLHA formula allocations, as stated in Appendix C, as the maximum funding amount. The actual amounts may be lower, and the disbursements will be based on the actual allocation amounts. Please be advised that no funding from any subsequent year will be disbursed if the Local government is not in compliance with the Housing Element requirement and the Housing Element Annual Progress Report requirement stated in Guidelines Section 302(a) and (b), or in the event that the Local government has not submitted its annual PLHA report, as required by Guidelines Section 503. In addition, the grantee must be in compliance with Guidelines Sections 300(e) and 502. For a list of jurisdictions currently ineligible for PLHA funds due to the Housing Element and/or Annual Progress Report requirement, please refer to Appendix D.

D. Program Administrative and Activity Delivery Costs

A Local government that receives an allocation award under this NOFA shall not use more than 5 percent of the allocation for administrative costs related to the execution of eligible activities.

Staff and overhead costs directly related to carrying out the eligible activities described in Guidelines Section 301(a) are "activity costs" and not subject to the cap on "administrative costs." A Local government may share any funds available for administrative costs with entities to which it provides funding.

Predevelopment expenses for construction projects funded by PLHA funds, and costs to develop and prepare the PLHA application and Plan may be paid from the PLHA funds regardless of when the costs were incurred. Reimbursement of expenses to prepare the PLHA application and Plan are subject to the cap on administrative costs. Other costs incurred more than one year prior to commitment by the Local government may not be paid from the PLHA funds.

E. Application Requirements

An Applicant must submit a complete application and other documents by the deadline stated in this NOFA. Applications submitted in response to this NOFA must meet the threshold requirements set forth in Guidelines Section 302.

F. Administration and Reporting Requirements

A grantee of the PLHA funds must meet the administration requirements set forth in Guidelines Sections 500 and 501, and reporting requirements in Section 503.

III. Application Submission and Review Procedures

Applications must be on the Department's forms and cannot be altered or modified by the Applicant. Excel forms must be in Excel format, not a PDF document. Applications that do not meet the program requirements outlined in this NOFA will not be eligible for funding. Application forms are available for download on the [PLHA webpage](#).

A. Application Submission Process

A complete original application with original signature, and an electronic copy on Compact Disc or USB flash drive with all applicable information can be submitted to the Department between **April 27, 2020** and **July 27, 2020**. No applications will be accepted after **5:00 p.m. Pacific Standard Time on July 27, 2020**. The Department will only accept applications through a postal carrier service such as U.S. Postal Service, UPS, FedEx, or other carrier services that provide date stamp verification confirming delivery to the Department's office. Please contact the Department if delivery is not completed by fault of the carrier service. The delivery address is:

California Department of Housing and Community Development
Division of Financial Assistance, PDI
Permanent Local Housing Allocation Program
2020 West El Camino Avenue, Suite 150
Sacramento, CA 95833

Personal deliveries will not be accepted. No facsimiles, incomplete applications, application revisions, electronically transmitted, or walk-in application packages will be accepted. Applications that do not meet the filing deadline requirements will not be eligible for funding.

It is the Applicant's responsibility to ensure that the application is clear, complete, and accurate. The Department may request additional clarifying information and/or inquire as to where in the application specific information is located. However, missing and/or forgotten application information or documentation may cause the application not to pass threshold.

Those Applicants that are notified they did not pass threshold requirements will have the opportunity to appeal.

B. Application Workshops

Applicants are strongly encouraged to attend a PLHA workshop to gain information critical for preparing the application, which will be discussed at the workshop. PLHA

workshop dates, times, and locations are located on the Department's [PLHA webpage](#). These in-person workshops will cover the NOFA and application.

IV. Appeals

A. Basis of Appeals

1. Upon receipt of the Department's notice that an application has been determined to be incomplete, ineligible, or fail threshold review, Applicants under this NOFA may appeal such decision(s) to the Department pursuant to this section.
2. No Applicant shall have the right to appeal a decision of the Department relating to another Applicant's eligibility, award, denial of award, or any other matter related thereto.
3. The appeal process provided herein applies solely to decisions of the Department made in this NOFA and does not apply to any decisions to be made pursuant to future NOFAs.

B. Appeal Process and Deadlines

1. **Process.** In order to file an appeal, an Applicant must submit a written appeal to the Department, which states all relevant facts, arguments, and evidence upon which the appeal is based. Furthermore, the Applicant must provide a detailed description of how the application is complete, eligible or meets threshold requirements, as applicable, or provide additional information to resolve the Department's determination. Appeals are to be submitted to the Department at PLHA@hcd.ca.gov according to the deadline set forth in Department review letters.
2. **Filing Deadline.** Appeals must be received by the Department no later than five (5) business days from the date of the Department's threshold review letter representing the Department's decision made in response to the application.

C. Decisions

Any request to appeal the Department's decision regarding an application shall be reviewed for compliance with the Guidelines and this NOFA. All decisions rendered shall be final, binding, and conclusive, and shall constitute the final action of the Department.

D. Award Announcements and Contracts

The Department anticipates issuing award letters between August 2020 and October 2020. Award recommendations will be posted on the [PLHA webpage](#).

V. Other terms and conditions

A. Right to Modify or Suspend

The Department reserves the right, at its sole discretion, to suspend, amend, or modify the provisions of this NOFA at any time, including, without limitation, the amount of funds available hereunder. If such an action occurs, the Department will notify all interested parties and will post the revisions to the Department's website.

B. Disclosure of Application

Information provided in the application will become a public record and available for review by the public, pursuant to the California Public Records Act (Gov. Code section 6250 et seq.). As such, any materials provided will be disclosed to any person making a request under this Act. The Department cautions Applicants to use discretion in providing information not specifically requested, including, but not limited to, bank account numbers, personal phone numbers, and home addresses. By providing this information to the Department, the Applicant is waiving any claim of confidentiality and consents to the disclosure of submitted material upon request.

C. Conflicts

In the event of any conflict between the terms of this NOFA and either applicable state or federal law or regulation, the terms of the applicable state or federal law or regulation shall control. Applicants are deemed to have fully read and understand all applicable state and federal laws, and regulations pertaining to PLHA, and understand and agree that the Department shall not be responsible for any errors or omissions in the preparation of this NOFA.

APPENDICES

Appendix A: Entitlement and Non-entitlement Local Government Formula Allocation for Fiscal Year 2019-20.

Entitlement Local Government		Non-entitlement Local Government	
Local Government	Funding Amount	Local Government	Funding Amount
Alameda	\$558,765	Alpine County	\$68,065
Alameda County	\$933,865	Alturas	\$79,305
Alhambra	\$465,628	Amador City	\$65,861
Aliso Viejo	\$119,177	Amador County	\$134,185
Anaheim	\$2,155,285	American Canyon	\$117,435
Antioch	\$394,235	Anderson	\$103,770
Apple Valley	\$287,561	Angels	\$81,289
Bakersfield	\$1,730,902	Arcata	\$176,062
Baldwin Park	\$488,178	Artesia	\$135,728
Bellflower	\$513,624	Arvin	\$138,593
Berkeley	\$1,293,584	Atwater	\$158,209
Buena Park	\$369,242	Auburn	\$119,859
Burbank	\$477,182	Avenal	\$104,652
Camarillo	\$135,354	Benicia	\$141,459
Carlsbad	\$272,582	Biggs	\$70,710
Carson	\$414,730	Bishop	\$83,713
Cathedral City	\$283,223	Blue Lake	\$68,285
Cerritos	\$109,213	Brawley	\$151,156
Chico	\$390,348	Butte County	\$333,428
Chino	\$249,365	Calaveras County	\$206,477
Chino Hills	\$177,285	Calexico	\$203,832
Chula Vista	\$1,059,483	Calimesa	\$88,783
Citrus Heights	\$312,759	Calipatria	\$77,101
Clovis City	\$365,609	Calistoga	\$85,256
Compton	\$769,720	Capitola	\$105,092
Concord	\$488,785	Carmel-by-the-Sea	\$81,950
Contra Costa County	\$2,170,178	Chowchilla	\$110,382
Corona	\$582,003	Clearlake	\$145,867
Costa Mesa	\$528,581	Coalinga	\$103,109
Cupertino City	\$165,510	Colfax	\$72,032
Daly City	\$511,821	Colusa	\$85,917
Davis	\$302,924	Colusa County	\$83,493
Delano City	\$325,124	Corcoran	\$113,908
Downey	\$520,279	Corning	\$92,529
El Cajon	\$645,382	Crescent City	\$80,848
El Centro (Colonia Only)	\$245,998	Del Norte County	\$140,797

Entitlement Local Government		Non-entitlement Local Government	
Local Government	Funding Amount	Local Government	Funding Amount
El Monte	\$847,292	Dinuba	\$148,291
Elk Grove	\$439,787	Dixon	\$115,451
Encinitas	\$156,044	Dorris	\$66,522
Escondido	\$842,911	Dos Palos	\$82,832
Fairfield	\$390,910	Dunsmuir	\$72,032
Fontana	\$981,122	El Centro	\$216,175
Fountain Valley	\$144,608	El Dorado County	\$479,995
Fremont	\$641,160	Etna	\$67,183
Fresno	\$3,407,603	Eureka	\$187,522
Fresno County	\$1,643,348	Exeter	\$97,819
Fullerton	\$688,452	Farmersville	\$98,260
Garden Grove	\$994,343	Ferndale	\$71,150
Gardena	\$329,877	Firebaugh	\$95,395
Gilroy City	\$244,259	Fort Bragg	\$106,856
Glendale	\$867,025	Fort Jones	\$69,167
Glendora City	\$130,258	Fortuna	\$108,619
Goleta	\$94,015	Fowler	\$81,069
Hanford	\$295,468	Glenn County	\$106,856
Hawthorne	\$612,819	Grass Valley	\$135,508
Hayward	\$651,735	Greenfield	\$139,916
Hemet	\$402,536	Gridley	\$92,529
Hesperia	\$505,777	Grover Beach	\$121,182
Huntington Beach	\$548,495	Guadalupe	\$101,125
Huntington Park	\$651,678	Gustine	\$73,575
Indio City	\$455,962	Hidden Hills	\$71,371
Inglewood	\$735,776	Hollister	\$180,249
Irvine	\$757,977	Holtville	\$82,611
Kern County	\$2,160,344	Humboldt County	\$344,448
La Habra	\$388,867	Huron	\$99,582
La Mesa	\$188,809	Imperial	\$91,427
Laguna Niguel	\$153,414	Imperial County	\$173,858
Lake Elsinore	\$248,527	Indian Wells	\$88,783
Lake Forest	\$221,070	Industry	\$65,596
Lakewood	\$270,847	Inyo County	\$103,770
Lancaster	\$694,855	lone	\$75,338
Livermore	\$208,540	Jackson	\$87,460
Lodi	\$336,265	King City	\$134,185
Lompoc	\$227,027	Kings County	\$163,499
Long Beach	\$2,926,784	Lake County	\$241,741
Los Angeles	\$26,219,573	Lakeport	\$79,305
Los Angeles County	\$11,025,126	Lassen County	\$102,007
Lynwood	\$631,387	Lemoore	\$145,205

Entitlement Local Government		Non-entitlement Local Government	
Local Government	Funding Amount	Local Government	Funding Amount
Madera	\$422,319	Lincoln	\$203,171
Marin County	\$725,571	Lindsay	\$117,214
Menifee	\$251,604	Live Oak	\$89,664
Merced	\$518,719	Livingston	\$108,839
Milpitas City	\$238,595	Loomis	\$81,730
Mission Viejo	\$206,683	Los Banos	\$188,184
Modesto	\$969,747	Loyalton	\$67,624
Montebello	\$316,758	Madera County	\$273,920
Monterey	\$116,419	Mammoth Lakes	\$81,730
Monterey County	\$648,380	Maricopa	\$66,742
Monterey Park	\$318,871	Marina	\$157,548
Moreno Valley	\$1,029,809	Mariposa County	\$128,455
Mountain View	\$256,551	Marysville	\$110,382
Napa City	\$318,210	McFarland	\$112,806
National City	\$393,191	Mendocino County	\$349,958
Newport Beach	\$169,613	Merced County	\$310,947
Norwalk	\$592,762	Modoc County	\$76,440
Oakland	\$3,704,475	Mono County	\$77,101
Oceanside	\$649,151	Montague	\$68,726
Ontario	\$920,018	Mount Shasta	\$89,885
Orange	\$607,483	Napa County	\$143,222
Orange County	\$1,272,164	Nevada City	\$78,865
Oxnard	\$1,158,429	Nevada County	\$306,319
Palm Desert	\$171,306	Orange Cove	\$101,345
Palm Springs	\$192,237	Orland	\$92,529
Palmdale	\$779,064	Oroville	\$137,051
Palo Alto	\$231,496	Pacific Grove	\$118,757
Paradise	\$93,596	Palos Verdes Estates	\$96,717
Paramount City	\$438,197	Parlier	\$133,524
Pasadena	\$936,076	Pismo Beach	\$99,582
Perris City	\$466,532	Placer County	\$455,090
Petaluma	\$184,357	Placerville	\$110,823
Pico Rivera	\$338,973	Plumas County	\$121,182
Pittsburg	\$317,683	Plymouth	\$67,404
Placentia	\$214,774	Point Arena	\$67,404
Pleasanton City	\$151,089	Portola	\$75,338
Pomona	\$1,068,445	Rancho Mirage	\$172,094
Porterville	\$342,754	Red Bluff	\$124,047
Rancho Cordova City	\$285,366	Rio Dell	\$79,085
Rancho Cucamonga	\$450,476	Rio Vista	\$96,276
Rancho Santa Margarita	\$101,396	Riverbank	\$122,063
Redding	\$336,814	San Benito County	\$121,182

Entitlement Local Government		Non-entitlement Local Government	
Local Government	Funding Amount	Local Government	Funding Amount
Redondo Beach	\$130,830	San Joaquin	\$78,644
Redwood City	\$347,719	San Juan Bautista	\$75,999
Rialto	\$597,786	San Juan Capistrano	\$236,452
Riverside	\$1,622,125	Sand City	\$67,139
Riverside County	\$3,996,171	Santa Cruz County	\$565,952
Rocklin City	\$134,638	Scotts Valley	\$103,770
Rosemead	\$343,238	Shasta County	\$286,924
Roseville	\$313,366	Shasta Lake	\$102,227
Sacramento	\$2,357,067	Sierra County	\$67,624
Sacramento County	\$2,720,826	Siskiyou County	\$142,120
Salinas	\$1,006,847	Solano County	\$128,234
San Bernardino	\$1,622,027	Soledad	\$120,961
San Bernardino County	\$3,459,141	Sonora	\$91,427
San Buenaventura	\$357,439	South Lake Tahoe	\$165,703
San Clemente	\$189,040	St. Helena	\$89,003
San Diego	\$5,790,183	Suisun City	\$154,683
San Diego County	\$1,979,966	Susanville	\$93,191
San Francisco	\$8,718,035	Sutter County	\$116,333
San Joaquin County	\$1,310,193	Sutter Creek	\$78,644
San Jose	\$4,348,646	Taft	\$90,546
San Leandro	\$349,960	Tehama	\$65,596
San Luis Obispo County	\$872,502	Tehama County	\$186,685
San Marcos City	\$319,178	Trinidad	\$66,081
San Mateo	\$341,894	Trinity County	\$121,622
San Mateo County	\$1,209,550	Truckee	\$104,652
Santa Ana	\$2,803,706	Tulare County	\$583,584
Santa Barbara	\$453,109	Tulelake	\$68,506
Santa Barbara County	\$569,787	Tuolumne County	\$242,182
Santa Clara	\$479,491	Ukiah	\$129,777
Santa Clara County	\$736,733	Vernon	\$65,376
Santa Clarita	\$588,259	Wasco	\$135,508
Santa Cruz	\$264,744	Weed	\$76,661
Santa Maria	\$733,471	Westmorland	\$72,693
Santa Monica	\$547,516	Wheatland	\$72,032
Santa Rosa	\$694,325	Williams	\$80,848
Santee	\$134,374	Willits	\$92,309
Seaside	\$193,124	Willows	\$93,631
Simi Valley	\$290,357	Winters	\$88,783
Sonoma County	\$899,393	Woodlake	\$89,885
South Gate	\$721,320	Yolo County	\$136,610
South San Francisco	\$217,980	Yountville	\$81,069
Stanislaus County	\$1,154,982	Yreka	\$102,007

Stockton	\$1,711,430	Yuba County	\$272,377
Entitlement Local Government			
Local Government	Funding Amount		
Sunnyvale	\$533,023		
Temecula	\$273,393		
Thousand Oaks	\$296,040		
Torrance	\$444,374		
Tulare	\$318,433		
Turlock	\$309,854		
Tustin	\$385,545		
Union City	\$253,935		
Upland	\$277,837		
Vacaville	\$240,500		
Vallejo	\$505,369		
Ventura County	\$859,749		
Victorville	\$632,770		
Visalia	\$630,815		
Vista	\$408,882		
Walnut Creek	\$138,449		
Watsonville	\$362,515		
West Covina	\$388,763		
West Sacramento	\$236,679		
Westminster	\$510,577		
Whittier	\$383,190		
Woodland	\$248,989		
Yorba Linda	\$106,529		
Yuba City	\$311,140		

Appendix B: List of High-cost Areas in California

High-cost Area by County	High-cost Area pursuant to Federal Housing Finance Agency's Maximum Loan Limits for Mortgages Acquired in Calendar Year 2020	High-cost Area pursuant to Department of Housing and Urban Development Very low-Income Adjustments due to High-Housing Cost for Fiscal Year 2020
Alameda	x	
Butte		x
Contra Costa	x	
El Dorado	x	
Los Angeles	x	
Madera		x
Marin	x	
Mendocino		x
Mono	x	
Monterey	x	
Napa	x	
Orange	x	
Placer	x	
Riverside		x
Sacramento	x	
San Benito	x	
San Bernardino		x
San Diego	x	
San Francisco	x	
San Luis Obispo	x	
San Mateo	x	
Santa Barbara	x	
Santa Clara	x	
Santa Cruz	x	
Sierra		x
Sonoma	x	
Tulare		x
Ventura	x	
Yolo	x	

Appendix C: Estimate of Five-Year PLHA Allocation for Entitlement and Non-entitlement Local Government

Entitlement Local Government		Non-entitlement Local Government	
Local Government	Estimate 5-Year Funding Amount	Local Government	Estimate 5-Year Funding Amount
Alameda	\$3,352,590	Alpine County	\$408,390
Alhambra	\$2,793,768	Alturas	\$475,835
Aliso Viejo	\$715,062	Amador City	\$395,168
Anaheim	\$12,931,710	Amador County	\$805,115
Antioch	\$2,365,410	American Canyon	\$704,612
Apple Valley	\$1,725,366	Anderson	\$622,622
Bakersfield	\$10,385,412	Angels	\$487,737
Baldwin Park	\$2,929,068	Arcata	\$1,056,372
Bellflower	\$3,081,744	Artesia	\$814,372
Berkeley	\$7,761,504	Arvin	\$831,563
Buena Park	\$2,215,452	Atwater	\$949,257
Burbank	\$2,863,092	Auburn	\$719,158
Camarillo	\$812,124	Avenal	\$627,912
Carlsbad	\$1,635,492	Benicia	\$848,754
Carson	\$2,488,380	Biggs	\$424,261
Cathedral City	\$1,699,338	Bishop	\$502,283
Cerritos	\$655,278	Blue Lake	\$409,715
Chico	\$2,342,088	Brawley	\$906,940
Chino	\$1,496,190	Butte County	\$2,000,572
Chino Hills	\$1,063,710	Calaveras County	\$1,238,865
Chula Vista	\$6,356,898	Calexico	\$1,222,996
Citrus Heights	\$1,876,554	Calimesa	\$532,699
Clovis City	\$2,193,654	Calipatria	\$462,611
Compton	\$4,618,320	Calistoga	\$511,540
Concord	\$2,932,710	Capitola	\$630,557
Corona	\$3,492,018	Carmel-by-the-Sea	\$491,704
Costa Mesa	\$3,171,486	Chowchilla	\$662,295
Cupertino City	\$993,060	Clearlake	\$875,203
Daly City	\$3,070,926	Coalinga	\$618,655
Davis	\$1,817,544	Colfax	\$432,196
Delano City	\$1,950,744	Colusa	\$515,507
Downey	\$3,121,674	Colusa County	\$500,961
El Cajon	\$3,872,292	Corcoran	\$683,453
El Centro	\$1,475,988	Corning	\$555,180
Elk Grove	\$2,638,722	Crescent City	\$485,092
El Monte	\$5,083,752	Del Norte County	\$844,787
Encinitas	\$936,264	Dinuba	\$889,749
Escondido	\$5,057,466	Dixon	\$692,710

Entitlement Local Government		Non-entitlement Local Government	
Local Government	Estimate 5 Year Funding Amount	Local Government	Estimate 5 Year Funding Amount
Fairfield	\$2,345,460	Dorris	\$399,135
Fontana	\$5,886,732	Dos Palos	\$496,994
Fountain Valley	\$867,648	Dunsmuir	\$432,196
Fremont	\$3,846,960	El Centro	\$1,297,051
Fresno	\$20,445,618	El Dorado County	\$2,879,974
Fullerton	\$4,130,712	Etna	\$403,103
Gardena	\$1,979,262	Eureka	\$1,125,138
Garden Grove	\$5,966,058	Exeter	\$586,917
Gilroy City	\$1,465,554	Farmersville	\$589,562
Glendale	\$5,202,150	Ferndale	\$426,906
Glendora City	\$781,548	Firebaugh	\$572,371
Goleta	\$564,090	Fort Bragg	\$641,136
Hanford	\$1,772,808	Fort Jones	\$415,004
Hawthorne	\$3,676,914	Fortuna	\$651,715
Hayward	\$3,910,410	Fowler	\$486,414
Hemet	\$2,415,216	Glenn County	\$641,136
Hesperia	\$3,034,662	Grass Valley	\$813,049
Huntington Beach	\$3,290,970	Greenfield	\$839,497
Huntington Park	\$3,910,068	Gridley	\$555,180
Indio City	\$2,735,772	Grover Beach	\$727,093
Inglewood	\$4,414,656	Guadalupe	\$606,754
Irvine	\$4,547,862	Gustine	\$441,452
Laguna Niguel	\$920,484	Hidden Hills	\$428,228
La Habra	\$2,333,202	Hollister	\$1,081,498
Lake Forest	\$1,326,420	Holtville	\$495,671
Lake Elsinore	\$1,491,162	Humboldt County	\$2,066,693
Lakewood	\$1,625,082	Huron	\$597,497
La Mesa	\$1,132,854	Imperial	\$548,568
Lancaster	\$4,169,130	Imperial County	\$1,043,148
Livermore	\$1,251,240	Indian Wells	\$532,699
Lodi	\$2,017,590	Industry	\$393,581
Lompoc	\$1,362,162	Inyo County	\$622,622
Long Beach	\$17,560,704	Ione	\$452,032
Los Angeles	\$157,317,438	Jackson	\$524,764
Lynwood	\$3,788,322	King City	\$805,115
Madera	\$2,533,914	Kings County	\$980,995
Menifee	\$1,509,624	Lake County	\$1,450,450
Merced	\$3,112,314	Lakeport	\$475,835
Milpitas City	\$1,431,570	Lassen County	\$612,043
Mission Viejo	\$1,240,098	Lemoore	\$871,235
Modesto	\$5,818,482	Lincoln	\$1,219,029

Entitlement Local Government		Non-entitlement Local Government	
Local Government	Estimate 5 Year Funding Amount	Local Government	Estimate 5 Year Funding Amount
Montebello	\$1,900,548	Lindsay	\$703,289
Monterey	\$698,514	Live Oak	\$537,988
Monterey Park	\$1,913,226	Livingston	\$653,038
Moreno Valley	\$6,178,854	Loomis	\$490,382
Mountain View	\$1,539,306	Los Banos	\$1,129,105
Napa City	\$1,909,260	Loyalton	\$405,747
National City	\$2,359,146	Madera County	\$1,643,522
Newport Beach	\$1,017,678	Mammoth Lakes	\$490,382
Norwalk	\$3,556,572	Maricopa	\$400,458
Oakland	\$22,226,850	Marina	\$945,290
Oceanside	\$3,894,906	Mariposa County	\$770,732
Ontario	\$5,520,108	Marysville	\$662,295
Orange	\$3,644,898	McFarland	\$676,841
Oxnard	\$6,950,574	Mendocino County	\$2,099,753
Palmdale	\$4,674,384	Merced County	\$1,865,687
Palm Desert	\$1,027,836	Modoc County	\$458,644
Palm Springs	\$1,153,422	Mono County	\$462,611
Palo Alto	\$1,388,976	Montague	\$412,359
Paradise	\$561,576	Mount Shasta	\$539,311
Paramount City	\$2,629,182	Napa County	\$859,334
Pasadena	\$5,616,456	Nevada City	\$473,190
Perris City	\$2,799,192	Nevada County	\$1,837,916
Petaluma	\$1,106,142	Orange Cove	\$608,076
Pico Rivera	\$2,033,838	Orland	\$555,180
Pittsburg	\$1,906,098	Oroville	\$822,306
Placentia	\$1,288,644	Pacific Grove	\$712,546
Pleasanton City	\$906,534	Palos Verdes Estates	\$580,305
Pomona	\$6,410,670	Parlier	\$801,148
Porterville	\$2,056,524	Pismo Beach	\$597,497
Rancho Cordova City	\$1,712,196	Placer County	\$2,730,542
Rancho Cucamonga	\$2,702,856	Placerville	\$664,940
Rancho Santa Margarita	\$608,376	Plumas County	\$727,093
Redding	\$2,020,884	Plymouth	\$404,425
Redondo Beach	\$784,980	Point Arena	\$404,425
Redwood City	\$2,086,314	Portola	\$452,032
Rialto	\$3,586,716	Rancho Mirage	\$1,032,569
Riverside	\$9,732,750	Red Bluff	\$744,284
Rocklin City	\$807,828	Rio Dell	\$474,513
Rosemead	\$2,059,428	Rio Vista	\$577,661
Roseville	\$1,880,196	Riverbank	\$732,382
Sacramento	\$14,142,402	San Benito County	\$727,093

Entitlement Local Government		Non-entitlement Local Government	
Local Government	Estimate 5 Year Funding Amount	Local Government	Estimate 5 Year Funding Amount
Salinas	\$6,041,082	San Joaquin	\$471,868
San Bernardino	\$9,732,162	San Juan Bautista	\$455,999
San Clemente	\$1,134,240	San Juan Capistrano	\$1,418,712
San Diego	\$34,741,098	Sand City	\$402,838
San Francisco	\$52,308,210	Santa Cruz County	\$3,395,713
San Jose	\$26,091,876	Scotts Valley	\$622,622
San Leandro	\$2,099,760	Shasta County	\$1,721,544
San Marcos City	\$1,915,068	Shasta Lake	\$613,366
San Mateo	\$2,051,364	Sierra County	\$405,747
Santa Ana	\$16,822,236	Siskiyou County	\$852,722
Santa Barbara	\$2,718,654	Solano County	\$769,410
Santa Clara	\$2,876,946	Soledad	\$725,770
Santa Clarita	\$3,529,554	Sonora	\$548,568
Santa Cruz	\$1,588,464	South Lake Tahoe	\$994,219
Santa Maria	\$4,400,826	St. Helena	\$534,021
Santa Monica	\$3,285,096	Suisun City	\$928,099
Santa Rosa	\$4,165,950	Susanville	\$559,147
Santee	\$806,244	Sutter County	\$698,000
Seaside	\$1,158,744	Sutter Creek	\$471,868
Simi Valley	\$1,742,142	Taft	\$543,278
South Gate	\$4,327,920	Tehama	\$393,581
South San Francisco	\$1,307,880	Tehama County	\$1,120,113
Stockton	\$10,268,580	Trinidad	\$396,491
Sunnyvale	\$3,198,138	Trinity County	\$729,738
Temecula	\$1,640,358	Truckee	\$627,912
Thousand Oaks	\$1,776,240	Tulare County	\$3,501,506
Torrance	\$2,666,244	Tulelake	\$411,037
Tulare	\$1,910,598	Tuolumne County	\$1,453,095
Turlock	\$1,859,124	Ukiah	\$778,667
Tustin	\$2,313,270	Vernon	\$392,259
Union City	\$1,523,610	Wasco	\$813,049
Upland	\$1,667,022	Weed	\$459,966
Vacaville	\$1,443,000	Westmorland	\$436,163
Vallejo	\$3,032,214	Wheatland	\$432,196
San Buenaventura	\$2,144,634	Williams	\$485,092
Victorville	\$3,796,620	Willits	\$553,857
Visalia	\$3,784,890	Willows	\$561,792
Vista	\$2,453,292	Winters	\$532,699
Walnut Creek	\$830,694	Woodlake	\$539,311
Watsonville	\$2,175,090	Yolo County	\$819,661
West Covina	\$2,332,578	Yountville	\$486,414

Entitlement Local Government		Non-entitlement Local Government	
Local Government	Estimate 5 Year Funding Amount	Local Government	Estimate 5 Year Funding Amount
Westminster	\$3,063,462	Yreka	\$612,043
West Sacramento	\$1,420,074	Yuba County	\$1,634,265
Whittier	\$2,299,140		
Woodland	\$1,493,934		
Yorba Linda	\$639,174		
Yuba City	\$1,866,840		
Alameda County	\$5,603,190		
Contra Costa County	\$13,021,068		
Fresno County	\$9,860,088		
Kern County	\$12,962,064		
Los Angeles County	\$66,150,756		
Marin County	\$4,353,426		
Monterey County	\$3,890,280		
Orange County	\$7,632,984		
Riverside County	\$23,977,026		
Sacramento County	\$16,324,956		
San Bernardino County	\$20,754,846		
San Diego County	\$11,879,796		
San Joaquin County	\$7,861,158		
San Luis Obispo County	\$5,235,012		
San Mateo County	\$7,257,300		
Santa Barbara County	\$3,418,722		
Santa Clara County	\$4,420,398		
Sonoma County	\$5,396,358		
Stanislaus County	\$6,929,892		
Ventura County	\$5,158,494		

Appendix D: Ineligible Jurisdictions Due to Housing Element Requirement and/or Annual Progress Report (APR) Requirement stated in Guidelines Section 302(a) and (b)

As of the date of this notice, 72 jurisdictions are not in compliance with the Housing Element and/or Housing Element Annual Progress Report (APR) Requirements stated in Guidelines Section 302(a) and (b). PLHA is an over-the-counter program, so as these jurisdictions reach compliance with the Housing Element and APR requirements, they will be eligible for these funds. We acknowledge that many jurisdictions listed below are in process of obtaining compliance, and they will be eligible for this program once compliance is obtained during the application period.

Jurisdictions	Housing Element Compliance Status	2018 and 2019 APRs
Alturas	Out	
Amador City	Due- June 30, 2014	Neither received
Bell	Out	Neither received
Blue Lake	Out	Neither received
Blythe		Neither received
Bradbury		Neither received
California City		Neither received
Calipatria		Neither received
Canyon Lake	In Review	
Chowchilla	In Review	
Commerce		Neither received
Compton	Out	
Covina	Due- October 15, 2013	
Crescent City		Neither received
Cudahy		Neither received
Del Rey Oaks	In Review	
Desert Hot Springs	Out	
Dos Palos	In Review	
Eureka	In Review	
Ferndale		Neither received
Fort Jones	Out	
Fowler		Neither received
Glenn County		Neither received
Hesperia		Neither received
Holtville		Neither received
Huntington Beach	In Review	Neither received
Huntington Park	Out	Neither received
Inyo County		Neither received
La Habra Heights	Due- October 15, 2013	
La Puente	Out	
Lake County	Out	

Jurisdictions	Housing Element Compliance Status	2018 and 2019 APRs
La Mirada		Neither received
Lassen County		Neither received
Loyalton		Neither received
Marina	In Review	
Maywood	In Review	Neither received
Mendocino County	Out	
Mendota		Neither received
Modoc County		Neither received
Mono County	Out	
Montebello	Out	Neither received
Orange Cove	Out	
Parlier		Neither received
Patterson		Neither received
Pismo Beach	In Review	
Red Bluff	Due- August 31, 2019	
Rialto	In Review	Neither received
Ridgecrest		Neither received
Rio Dell	Due- August 31, 2019	
Ripon		Neither received
Rolling Hills	Out	Neither received
Sanger	In Review	
Seaside	In Review	
Selma	Out	
Shafter		Neither received
Soledad	In Review	
Sonora	Out	
South El Monte	Out	
Susanville	Out	
Trinidad	Due- August 31, 2019	
Trinity County	In Review	
Victorville	In Review	
Westlake Village	Out	
Westmorland	Out	
Wheatland	In Review	Neither received
Willows	In Review	
Woodlake	In Review	

Please note – the information provided above is current as of February 25, 2020.
Please contact Paul McDougall, Housing Policy Manager, at
paul.mcdougall@hcd.ca.gov with questions or to verify status of housing element
compliance. For questions about APR compliance, please email APR@hcd.ca.gov.