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CONSOLIDATED ANNUAL PERFORMANCE & EVALUATION REPORT CAPER 2025-2026

City of Riverside
Housing & Human Services Department
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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.

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.

Annually, the City of Riverside participates as an entitlement community receiving direct funding from the U.S. Department of Housing and Urban Development (HUD) for the following four (4) federal programs:

Community Development Block Grant (CDBG)

Housing Opportunities for Persons with AIDS (HOPWA)

HOME Investment Partnerships (HOME) Program

Emergency Solutions Grant (ESG) Program

The City of Riverside FY 2025-2026 Consolidated Annual Performance Evaluation Report (CAPER) illustrates the city's efforts to coordinate funding in order to deliver comprehensive community development projects and services to citizens during the 2025-2026 program year period. This report summarizes how federal funds were invested between July 1, 2025, to June 30, 2026, to meet the goals and objectives identified in the City's FY 2025-2026 Consolidated Plan. The specific accomplishments in attaining the goals and objectives for each project and program for the reporting period are enumerated in detail in the Summary of Specific Annual Objectives which is attached as Exhibit F (Summary of Specific Annual Objectives). The city partnership with HUD has enabled significant reinvestment in Riverside to create more vibrant and livable neighborhoods. The process relating to these efforts is due in large part

to the CDBG funding received from HUD. Every year, the City invests federal CDBG funds into infrastructure improvements, housing, park improvements, economic development, and neighborhood facilities in the low-and moderate-income areas of the City. Likewise, strategic investment of HOME, ESG, and HOPWA funds has greatly improved the quality of life for many of the City of Riverside extremely low to low-income residents.

Key accomplishments during the 2025-2026 Program Year period include:

CDBG Program: A total of **17,014** low-moderate-income (LMI) people were directly served through Public Facilities, Public Infrastructure, Fair Housing Services, Public Services, and 2 Public Services (Housing) projects/activities completed.

HOME Program: The City of Riverside has 22 HOME units and 25 HOME-ARP units in construction. Of the 22 HOME units currently under construction, the 11 units at Sunrise at Bogart, a permanent supportive housing project are expected to be completed by October 2026 and the 11 units at Mulberry Gardens Family are expected to be completed October 2027. The 25 HOME-ARP units are part of the Mulberry Gardens Senior project for low-income seniors at risk of homelessness and is expected to be completed in January 2027.

Goal	Category	Source / Amount	Indicator	Unit of Measure	Expected – Strategic Plan	Actual – Strategic Plan	Percent Complete	Expected – Program Year	Actual – Program Year	Percent Complete
Business and Jobs	Non-Housing Community Development	CDBG: \$	Jobs created/retained	Jobs	0	0	0	0	0	0
Business and Jobs	Non-Housing Community Development	CDBG: \$	Businesses assisted	Businesses Assisted	0	0	0	0	0	0

Community Facilities	Non-Housing Community Development	CDBG: \$	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	0	0				
Community Services	Non-Housing Community Development	CDBG: \$403,402.05	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	16,240		%	16,240		%
Community Services	Non-Housing Community Development	CDBG: \$24,000	Homeowner Housing Rehabilitated	Household Housing Unit	2	2	100%	2	2	100%
Expand the Affordable Rental Housing Stock	Affordable Housing	HOME: \$987954.49	Rental units constructed	Household Housing Unit	0	0		11	0	0.00%
Expand the Affordable Rental Housing Stock	Affordable Housing	HOME: \$987954.49	Rental units rehabilitated	Household Housing Unit	0	0				
Homelessness	Homeless	CDBG: \$ / ESG: \$	Tenant-based rental assistance / Rapid Rehousing	Households Assisted	0	0		10	0	0.00%

Homelessness	Homeless	CDBG: \$ / ESG: \$	Homeless Person Overnight Shelter	Persons Assisted	150	0	0.00%	60	0	0.00%
Homelessness- Decent Housing Affordability	Affordable Housing	HOME: \$ / ESG: \$	Rental units constructed	Household Housing Unit	0	0				
Homelessness- Decent Housing Affordability	Affordable Housing	HOME: \$ / ESG: \$	Housing for Homeless added	Household Housing Unit	100	0	0.00%			
Housing	Affordable Housing	HOME: \$ / ESG: \$	Public service activities for Low/Moderate Income Housing Benefit	Households Assisted	0	0				
Housing	Affordable Housing	HOME: \$ / ESG: \$	Rental units constructed	Household Housing Unit	50	0	0.00%			
Infrastructure	Non-Housing Community Development	CDBG: \$	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	14745	0	0.00%	3480	0	0.00%

Neighborhood Services	Non-Housing Community Development	CDBG: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	0	0				
Special Needs	Non-Housing Community Development	CDBG: \$ / HOPWA: \$	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit	Households Assisted	889	0	0.00%			
Special Needs	Non-Housing Community Development	CDBG: \$ / HOPWA: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	0	0				
Special Needs	Non-Housing Community Development	CDBG: \$ / HOPWA: \$	Homeless Person Overnight Shelter	Persons Assisted	984	0	0.00%			
Special Needs	Non-Housing Community Development	CDBG: \$ / HOPWA: \$	HIV/AIDS Housing Operations	Household Housing Unit	5800	0	0.00%	690	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 City's primary objective for the CDBG program is to develop viable and sustainable urban communities by providing housing that is decent, safe, sanitary and affordable as well as providing economic opportunities, for people of low- and moderate-income. During the development of its 2025-2030 Consolidated Plan and subsequent annual action plan(s), the city identified the following 7 priorities and goals based on the community feedback/participation received:

The 2025-2026 program year was developed/implemented focusing on aggregately meeting the primary objective of the program by focusing individual project/activities on the 7 priorities and goals listed above. CDBG program accomplishments during the year include:

The need to address specific populations has also become important, as the city has begun to proactively address a growing homeless population. During the development of its 2025-2030 Consolidated Plan and subsequent annual action plan(s), the city identified the following 7 priorities and goals based on the community feedback/participation received:

The 2025-2026 program year was developed/implemented focusing on aggregately meeting the primary objective of the program by focusing individual project/activities on the 7 priorities and goals listed b. CDBG program accomplishments during the year include:

Public Facilities Projects: Four (4) public facilities projects were completed. Improvements completed included but were not limited to park facility improvements. Public Infrastructure Projects: Four (4)

Fair Housing Services: A total of 20,321, low to moderate-income (LMI) people directly benefited. An estimated 6,191 low- moderate-income persons residing within the City of Riverside received fair housing services, including but not limited to, landlord-tenant conflict resolution, antidiscrimination services, etc.

Public Services: A total of 10,328 low to moderate-income (LMI) people directly benefited. Nineteen (19) public services programs

were funded providing service to an estimated 17,014 low-moderate-income people residing within the City of Riverside. Program services addressed a wide array of community needs, from youth programs, and senior programs/services, to homeless programs.

Overall, the city was able to successfully address the priorities and goals identified in the Consolidated Plan and Action Plan. However, the timeliness of CDBG expenditures is something that the city must continue to improve upon. Unfortunately, due to several factors such as the aftermath of the pandemic, staffing shortages, and delays in capital project timelines the city has had a difficult time meeting the Timeliness Requirement. During the 2025-2026 FY and moving forward the city has made timeliness a priority by strategically selecting projects that meet our communities' objectives, and have reasonable timelines, and adequate subrecipient staffing.

The city is and will continue to work on addressing goals these in the upcoming program year. A detailed Status Summary of all projects as of the end of the 2025-2030 program year, June 30th, is provided in Exhibit F (CDBG Detailed Status Summary of all Projects by Priority Need).

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)

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

	HESG
American Indian, Alaska Native, or Indigenous	0
Asian or Asian American	0
Black, African American, or African	0
Hispanic/Latina/e/o	0
Middle Eastern or North African	0
Native Hawaiian or Pacific Islander	0
White	0
Multiracial	0
Client doesn't know	0
Client prefers not to answer	0
Data not collected	0
Total	0

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

Narrative

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	2,849,347	2,712,076.04
HOME	public - federal	1,187,954	
HOPWA	public - federal	4,806,531	4,107,915.61
ESG	public - federal	244,121	

Table 3 - Resources Made Available

Narrative

The HOME and ESG expenditures shown in the table above include grant funding from previous fiscal years. The resources made available are the grant funds made available in Fiscal Year 2025-2026, which is why the expenditures amount exceeds the resources made available in the table listed above.

CDBG: Per the City of Riverside Housing and Human Services (HSS), the actual Amount Available was \$2,849,347 and the actual Amount Expended was \$2,712,076.04 which is reflected in the table and includes all expenditures through June 30, 2026, after the end of the fiscal year; See Exhibit B: CDBG PR 26 (Financial Summary Report for additional detail).

HOME: the City of Riverside Housing and Human Services (HSS), the actual amount available was \$6,923,739.17 and the actual amount drawn was \$3,081,662.57 during FY 2025-2026. At the end of the fiscal year, the City entered into a HOME Agreement with Sunrise at Bogart, L.P. to commit \$1,508,234 of HOME grant funds.

HOPWA: Per HSS, the actual amount available was \$4,806,531 and the actual amount expended was \$4,107,915.61 for FY 2025-2026.

ESG: Per HHS, the actual amount available was \$244,121 and what was actually expended and drawn down in IDIS was \$178,082.48.

CDBG funds were primarily used to address public facility deficiencies in lower income neighborhoods and for services related to homelessness support. Proposals for community improvements were received from residents, community-based organizations, and City departments. The highest priority proposals were recommended for inclusion in the Annual Action Plan. The main obstacle to meeting all the identified community needs is limited funding. The city has little influence over the greater housing market but can provide incentives or assistance to overcome the impacts of markets as they impact local neighborhoods. Major governmental constraints to affordable housing development include land use policies governed by the Housing and Land Use Elements of the City's General Plan; zoning and development codes; development and planning fees imposed by the City and growth management policies. The City's

Housing Authority continues to pursue the development of affordable housing in the City of Riverside.

Identify the geographic distribution and location of investments

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description
CITYWIDE ALL COUNCIL WARDS	27		
WARD 1 CDBG TARGET AREA - 02			
WARD 1 CDBG TARGET AREA - 03	3		
WARD 3 CDBG TARGET AREA	0		
WARD 4 CDBG TARGET AREAS	28		
WARD 5 CDBG TARGET AREA	0		
WARD 6 CDBG TARGET AREA	33		
WARD 7 CDBG TARGET AREA	9		

Table 4 – Identify the geographic distribution and location of investments

Narrative

A majority of funds (Public Services, ADA Improvement Projects, and senior center improvement projects, childcare center improvement project) expended were principally connected to Low and Moderate Clientele (LMC) activities serving Low- to Moderate-Income persons residing within and throughout the City of Riverside.

The remaining Public Facilities/Infrastructure projects completed were qualified as Low-Moderate-income Area (LMA) activities, determined eligible on the basis of having service areas where 51% or more of the population is determined to be low- to moderate-income using HUD LMISD census block data.

The City's income eligible census blocks that meet HUD's definition as Low- to Moderate-Income (LMI) (51% or more of the population is low- to moderate-income) are located throughout the City's seven (7) wards. Exhibit C: CDBG Target Areas summarizes the City's income eligible census tracts by Ward.

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.

Fiscal Year Summary – HOME Match	
1. Excess match from prior Federal fiscal year	
2. Match contributed during current Federal fiscal year	
3 .Total match available for current Federal fiscal year (Line 1 plus Line 2)	
4. Match liability for current Federal fiscal year	
5. Excess match carried over to next Federal fiscal year (Line 3 minus Line 4)	

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

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 begin-ning 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	0	0	0	0

Table 7 – Program Income

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

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	0	0	0	0	0

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	0	0				
Businesses Displaced	0	0				
Nonprofit Organizations Displaced	0	0				
Households Temporarily Relocated, not Displaced	0	0				
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	0	0	0	0	0

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	26	0
Number of Non-Homeless households to be provided affordable housing units	11	0
Number of Special-Needs households to be provided affordable housing units	0	0
Total	37	0

Table 11 – Number of Households

	One-Year Goal	Actual
Number of households supported through Rental Assistance	26	0
Number of households supported through The Production of New Units	11	0
Number of households supported through Rehab of Existing Units	0	0
Number of households supported through Acquisition of Existing Units	0	0
Total	37	0

Table 12 – Number of Households Supported

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

Discuss how these outcomes will impact future annual action plans.

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	10154	0
Low-income	4005	0
Moderate-income	2089	0
Total	16,248	0

Table 13 – Number of Households Served

Narrative Information

N/A

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 City of Riverside has been able to reduce homelessness in our community during the reporting period by using federal ESG funds for rental assistance coupled with case management that resulted in newly housing or continue to house 15 formerly homeless individuals consisting of 13 households. The City also allocates its local Measure Z tax initiative funding towards case management of rental assistance program participants. HOME funds were also used to develop permanent supportive housing for transitional aged youth that have transitioned out of the foster care system.

PSET consist of law enforcement, code enforcement, and homeless outreach to engage the homeless population to perform initial field assessments, in-depth assessments, referrals to all contacts, linkage to various community organizations, assistance with entitlement questions and problems, linkage to mental health providers for assessment and services if appropriate, and emergency shelter and transitional housing by partnering with community agencies as well as facilitating referrals and other linkages to services.

During the reporting period, PSET engaged 8,331 duplicated individuals of which 1872 (22.7%) accepted services.

The City continues to implement its Homeless Action Plan that was created from input from the community, end-users, experts, the Housing & Homelessness Committee, Mayor, City Council, and the Office of Homeless Solutions that identified six goals with measurable outcomes in addressing homelessness that include:

1) Increase housing production with a focus on affordability 2) Increase the availability of services with a focus on physical and mental health substance use disorder treatment 3) Prevent homelessness 4) Increase availability and effectiveness of emergency shelter 5) Expand public awareness 6) Coordinated Regional Infrastructure

The City of Riverside has 22 HOME units and 25 HOME-ARP units in construction. Of the 22 HOME units currently under construction, the 11 units at Sunrise at Bogart, a permanent supportive housing project are expected to be completed by October 2026 and the 11 units at Mulberry Gardens Family are expected to be completed October 2027. The 25 HOME-ARP units are part of the Mulberry Gardens Senior project for low-income seniors at risk of homelessness and is

expected to be completed in January 2027.

Addressing the emergency shelter and transitional housing needs of homeless persons

To date, there are 282 emergency shelter, transitional and recuperative care beds in the City of Riverside. The City of Riverside provided Homeless Housing, Assistance and Prevention (HHAP) and ESG and for essential services and operations to Path of Life, the emergency shelter operator.

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

Viable employment opportunities are central to the prevention of homelessness. Local agencies, governments and higher education institutions coordinated training and employment services, including services for the general homeless, veterans, youth and disabled. Various one-stop centers offer free training and job placement. Many agencies provided job assistance to the homeless through coordinated case management. The locally based financial institution Altura Credit Union contributed \$30,000 to purchase refrigerators and household items for homeless individuals moving into housing. The County of Riverside CoC Discharge Policy is mandated by the state and followed by the CoC. The CoC established a Discharge Planning Committee, responsible for implementing policies and protocols as well as coordinating with various organizations to ensure that people being discharged from a publicly funded institution or system of care are not discharged immediately into homelessness. The goals are to identify discharge needs including housing and supportive services and links the individual with community resources that will include mental health services, substance abuse support, and housing. Representing health care, the Discharge Planning Committee facilitates communication regarding the discharge planning needs of homeless persons from acute care hospitals. Representing mental health, the Riverside University Health Systems – Behavioral Health collaborates with the Riverside County Housing and Workforce Solutions Department (HWS) and the CoC in the coordination and implementation of discharge planning for homeless individuals disabled by a serious mental health and/or substance abuse disorder(s). Foster Care and Extended Foster Care programs help transition dependent youth who are emancipating from foster care to independent living. Corrections and the Riverside Sheriff's and Probation Departments support the Continuum of Care's mission of working towards reintegrating people, leaving correctional facilities to community-based living and self-sufficiency.

The City continues to partner with the California Department of Motor Vehicles (DMV) for two days a week where Outreach staff can take homeless individuals to the DMV before it opens to process an application for a new California ID or replacement card. The City also partnered with the local Social Security office to provide one day a week to assist homeless individuals with getting their replacement cards. Outreach is also able to obtain copy of client's award benefits if the client signs a Consent of Release of Information form. These partnerships have reduced the amount of time that Outreach staff spends at the DMV and Social Security waiting to assist clients, which has provided them with additional time to help more individuals living on the streets. The City held a Homeless Forum in November 2024 with cities in Riverside County to discuss how cities are collaborating to address homelessness through shared programs. The County also presented on their Wellness Village that will offer outpatient and residential services for mental health and substance use disorders, primary healthcare, and behavioral health urgent care. The facility will serve children, youth, families, veterans, and other, and will be home to the first behavioral health urgent care center for children in Riverside County.

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

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

Actions taken to address the needs of public housing

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

Actions taken to provide assistance to troubled PHAs

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)

Based on the Consolidated Plan Needs Assessment Survey, the 2021-2029 Housing Element and market analysis, the primary barriers to affordable housing in the City of Riverside are housing affordability and the lack of monetary resources necessary to develop and sustain affordable housing.

During the reporting period, the City provided HOME funds for the development of 22-HOME assisted units and have 401 affordable housing units in the pipeline for development, including 65 permanent supportive housing units. To increase the number of affordable housing units being developed, rezoning program and other mechanisms to generate revenue and/or streamline the development of affordable housing are being considered.

The City completed an ordinance to streamline the process of approvals for Accessory Dwelling Units (ADU's). The City's Planning Department has developed building plans for ADUs, duplexes, and bungalows that can be obtained for free over the counter in order to expedite the housing development process and achieve incremental residential density.

The City of Riverside continues to expand the incentives under the Density Bonus program to further encourage market rate housing developers to include affordable units in their developments. The City currently has 17 affordable housing units in various stages of construction through the Density Bonus Program.

The City of Riverside is also a co-applicant for funding through the Strategic Growth Council to study the feasibility and policy requirements to increase production of manufactured housing units.

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

The City of Riverside will continue to determine where underserved populations are located through results from the Analysis of Impediments to Fair Housing. To reduce the number of obstacles keeping the City of Riverside from meeting the needs of the underserved populations in the community and help improve service delivery, the Department of Housing and Human Services staff will assist with facilitating more city-wide collaborations in coordinating the work of social service organizations, eliminating duplication of efforts, spearheading community-wide

solutions to local needs and disseminating information, news, and data that will assist all participant organizations that are a part of this collaborative effort.

According to the most recent 2025 Homeless Point in Time (PIT) Count, 1,978 unsheltered homeless persons living on the streets were identified in the County of Riverside (19% decrease from 2023 PIT Count) and the City had 614 homeless people, which is a 1% decrease from 2023.

Riverside County contracted with nonprofit organizations to provide outreach services across the county. As a result, the City experienced an increase in visible homelessness, as these organizations transported individuals to local facilities such as Emergency Treatment Services for 5150 holds, the Mental Health Urgent Care Center, the Sobering Center, and the Arlington Recovery Center (a substance abuse treatment program). Many of these individuals were later discharged into the city's streets when declining services.

The County of Riverside is not unlike many counties and cities across the nation struggling to address the issue of homelessness. While the number of homeless people in the County has continued a gradual but steady decrease, the perception is that the issue has worsened. This perception is a result of the "visible" one third of the homeless population that continue to decline services. Homelessness is not a crime; it knows no political affiliation and is not concerned with jurisdictional delineations. To better address this challenge, a regional approach is needed. The City will work with the County to ensure that our action plans goals, including our Memorandum of Understanding for a coordinated response to homeless as a result of County facilities located in the City that contribute to the homeless problems such as the Robert Presley Detention Center, Emergency Treatment Services and the regional shelter. To address community safety while offering homeless resources seven days a week, the City funded PSET services at \$5,032,280.11 using local Measure Z funds. Across the County, cities and service providers all agree that more emergency shelter and affordable housing is needed to reduce homelessness in our communities. The City continues to add affordable housing units to the development pipeline and seeking successful homeless programs that help individuals and families exit the streets.

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

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

As noted in the ConPlan, poverty is a condition with no simple solutions. Poverty is a persistent situation in which low-income results from an inability to enter the mainstream. To the extent possible, the City plans to reduce the number of households with incomes below the Federal poverty level (extremely low- income households earning less than thirty percent (30%) of the

AMI) through a combination of direct assistance and indirect benefit from neighborhood improvement activities.

The City's Five-Year Consolidated Plan focused primarily on supporting programs that raise household incomes and stabilize housing situations by supporting anti-poverty activities through the following:

- Rehabilitate substandard existing single-family housing for income qualified owners;
- Provide increased affordable homeownership opportunities for low-income households, including seniors, veterans, and disabled individuals;
- Rehabilitate or provide new affordable housing units that (1) include handicap accessibility for seniors or the disabled, and (2) provide housing opportunities for homeless individuals and households earning less than 30% of AMI;
- Encourage economic development in low- and moderate-income areas;
- Provide comprehensive homeless prevention housing programs;
- Encourage Substance Abuse Recovery and Counseling Programs and discuss the need for increased beds as there is currently a two week wait time;
- Provide job training and life skills development; and
- Provide health programs through local health clinics.

The City supported the following programs that help stabilize housing situations by supporting antipoverty activities through the following:

- Continued to provide comprehensive homeless prevention housing programs through the City's Rental Assistance Program and the Riverside County's Emergency Food and Shelter Program;
- Continued to refer households in need of Substance Abuse Recovery and Counseling Programs to the coordinated Riverside County Substance Abuse Recovery 800 hotline;
- Continued to work closely with Goodwill Industries to help extremely low-income individuals with building their resume, provide job training through federal and state funded programs;
- Continued the Riverside at Work Program (RAW) to provide job training to homeless individual's housed through the City's TBRA Program. During FY 2024-2025, the City was able to provide job training to eight formerly homeless individuals; and
- Continued to provide life skills courses to extremely low-income populations that include dealing with stress, financial literacy, anger management, and conflict resolution.

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

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

During the 2025-2026 Program Year period, the City's Department of Housing and Human Services continued to work on strengthening the coordination activities among the public and private agencies and organizations in the area. These efforts help ensure that the annual goals and objectives delineated within the FY 2025-2026 Annual Action Plan were cohesively and collaboratively addressed by multiple agencies.

The City's Department of Housing and Human Services focused on facilitating and coordinating the linkages between these public-private partnerships and developing new partnership opportunities. Effective implementation of the 2024-2025 Annual Action Plan involved a variety of city departments and agencies both in the community and in the region. The City strongly believes the coordination and collaboration between agencies is important to ensure that the needs in the community are addressed.

The key agencies that are involved in the implementation of the Plan, as well as additional resources that may be available are described below.

Public Sector:

City of Riverside – Housing and Human Services Department

City of Riverside - Code Enforcement Division of the Community & Economic Development Department

Fire Department, Public Works, Park and Recreation, and Police Department

Housing Authority of the County of Riverside

Riverside County Housing and Workforce Solutions, Riverside University Health Systems – Behavioral Health, Department of Public Health, Department of Public Social Services, Department of Environmental Health Office of Industrial Hygiene, Veterans Services, Probation, Sheriff's Department, Probation, Community Action Partnership, In-Home Support Services, and Adult Protective Services

VA Loma Linda

US Vets

California Department of Motor Vehicles

Social Security Office

Non-profit Agencies:

There are several non-profit agencies that serve low-income households in the City of Riverside. The City collaborates with these essential service providers. Some of them include:

Kingdom Causes dba City Net

Path of Life Ministries

Step Up on Second

United Way of the Inland Empire
Fair Housing Council of Riverside County
Illumination Foundation
Helping Hearts
Victory Outreach
Operation Safehouse
Family Promise
Riverside Housing Development Corporation

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

During the reporting period, staff worked on the 2025-2030 Analysis to Impediments to Fair Housing Choice that has identified following goals:

Housing discrimination

Continue to utilize Fair Housing Council of Riverside County to provide fair housing services which will include the processing of housing discrimination complaints and landlord/tenant counseling services. Often a landlord/tenant issue has as its basis a housing discrimination concern.

Continue outreach and education activities, and community partnerships to promote fair housing practices.

Continue to offer workshops and seminars to property managers and renters.

FHCRC will conduct a survey of 10-15 on-site property managers or property management companies to determine their familiarity with fair housing laws and requirements

FHCRC will update model written property management policies that it will transmit to property management firms.

Lending practices

FHCRC will annually monitor the disparity in loan denial rates between White, Non-Hispanic and Black borrowers. If the disparity continues, the FHCRC will contact lenders to determine the causes of the loan denial disparities.

Land Use and Zoning to adequately define transitional and supportive housing

Group Homes/Residential Care Facilities: Review and develop mitigating strategies to eliminate barriers for large group homes in restrictive Zoning districts (RA-5 and RC).

Permanent Supportive Housing: A zoning code amendment is necessary to clarify that parking is not required for supportive housing developments within one-half mile of a public transit stop.

Employee and Farmworker Housing: The Zoning Code currently does not address the requirements of the Employee Housing Act. Changes to the Zoning Code will allow the City to implement the State requirements.

Hate crimes

FHCRC will collaborate with local universities and schools to ensure vulnerable communities are informed about their rights and have access to resources to support their housing needs.

FHCRC will educate residents to recognize and report hate incidents promptly as part of their fair housing workshops.

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

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.

During the preparation of the 2025-2026 Comprehensive Annual Performance and Evaluation Report (CAPER), the City of Riverside solicited widespread public participation and input. This process included the following:

A notice and summary draft report were published in The Press-Enterprise, a local newspaper, with the general circulation on September 8th, 2026. The notice identified the places that the CAPER was available to the general public for review and/or comment through on-line at: <https://riversideca.gov/cdbg>. Residents were given the opportunity to comment on the CAPER for 15 days prior to its submission to HUD. The last day to review and provide public comment on the CAPER will be September 23rd.

No comments were received during the public review/comment period.

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.

No changes in program objectives occurred during this reporting period.

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

No.

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

N/A

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.

In FY 2025-2026, the City of Riverside performed on-site inspections of ___ affordable housing units and audited ___ tenant files to ensure compliance with Property Standards 24 CFR 92.251; Qualification as affordable housing: Rental Housing 24 CFR 92.252; Participating jurisdiction responsibilities; written agreement; and on-site inspection 24 CFR 92.504. The on-site inspections must occur within 12 months after project completion and at least once every 3 years thereafter during the period of affordability. The City of Riverside conducts on-site inspections annually.

Of the ___ affordable housing units inspected, ___ had findings and of the 215 tenant files reviewed, there were ___ findings. At the time the CAPER was submitted, property managers were sent a monitoring response letter that listed any findings that had to be corrected within 30 days. If additional time was needed, a request must be submitted. Any findings not corrected, the City Attorney's Office will send a follow-up letter regarding the findings to ensure all findings are corrected.

Project	No. of Units Inspected	No. of Inspection Findings	No. of Files to be Monitored	No. of File Monitoring Findings
Breezewood	16		16	
Goldware	14		14	
Autumn Ridge	11		11	
Cypress Springs	20		20	
Mission Pointe	7		7	
Mt. Rubidoux Manor	5		5	
Oaktree	5		5	
Telacu El Paseo	15		15	
Vintage at Snowberry	23		23	
The Aspire	7		7	

3552 Lou Ella	4		4	
3553 Lou Ella	6		6	
1740 Loma Vista	6		6	
1824 Ohio NSP	4		4	
1833-1837 7th Street	3		3	
3065-3067 Fairmount	2		2	
3556 & 3558 Dwight	2		2	
3590 Dwight & 1929 Loma Vista	2		2	
3675-3681 Dwight	4		4	
4320 Emerson	1		1	

Project	No. of Units Inspected	No. of Inspection Findings	No. of Files to be Monitored	No of File Monitoring Findings
6835 Capistrano	1		1	
3426 Lime Street	1		1	
3343 4th Street	4		4	
Camp Anza	6		6	
11502 Anacapa	2		2	
2825 Mulberry	2		2	
4292 Cedar Street	3		3	
2335 14th Street	8		8	

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

The HOME-assisted units located within the City continue to comply with their approved Property Management Plans, which include Affirmative Fair Housing Marketing Practices for filling future vacancies. These practices include advertising available units through online platforms and social media to ensure that vacancies are made available to a broad range of qualified applicants.

Landlords participating in the City's program also receive incentives to provide housing to individuals who were formerly homeless in existing rental units. As part of the City's annual monitoring process, all participating properties are required to demonstrate compliance with applicable Fair Housing Laws and to ensure that their housing operations are conducted without

discrimination against any protected class.

The City verifies compliance by reviewing documentation such as Property Management Plans and vacancy advertisements. These documents must include language informing the public that all housing-related activities will be administered without discrimination based on any protected class.

Based on the City's annual monitoring review, no participating properties were found to be in violation of the City's affirmative fair housing requirements for HOME-assisted units.

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

During the reporting period, the City expended \$_____ of HOME Program Income for _____ providing permanent supportive housing to _____

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

The City of Riverside continues to pursue innovative and proactive strategies to address the significant housing affordability challenges facing its residents, particularly as rental costs continue to increase. In addition to the traditional housing programs described in previous sections, the City is implementing several additional initiatives to expand the supply of affordable housing, including:

- **Utilizing City-Owned and Faith-Based Properties:** The City encourages the development of affordable housing on properties owned by the Housing Authority, Successor Agency, and faith-based organizations. Through this effort, the City has committed former Redevelopment and/or HOME and HOME-ARP funds toward the development of 47 affordable housing units, with an additional 354 affordable housing units currently in the development pipeline.
- **Expanding Permanent Supportive Housing:** The City encourages affordable housing developers to apply for funding through the State Housing Super NOFA, combined with Section 8 Project-Based Vouchers, to create additional permanent supportive housing opportunities for individuals and families with housing needs.
- **Increasing Rental Housing Opportunities:** The City encourages affordable housing developers to construct and provide additional rental housing units on properties identified in the City's

Housing Element.

- Focusing on Transit-Oriented Housing: The City promotes the development of housing in high-quality transit areas and along strategic transportation corridors to increase access to transportation and support more sustainable housing development.
- Leveraging Tax Credit Funding: The City encourages affordable housing developers to apply for Low-Income Housing Tax Credits (LIHTC) to leverage available funding and maximize resources for the development and preservation of affordable housing.

CR-55 - HOPWA 91.520(e)

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

Table for report on the one-year goals for the number of households provided housing through the use of HOPWA activities for: short-term rent, mortgage, and utility assistance payments to prevent homelessness of the individual or family; tenant-based rental assistance; and units provided in housing facilities developed, leased, or operated with HOPWA funds.

Number of Households Served Through:	One-year Goal	Actual
Short-term rent, mortgage, and utility assistance payments	160	
Tenant-based rental assistance	155	
Units provided in transitional housing facilities developed, leased, or operated with HOPWA funds	74	
Units provided in permanent housing facilities developed, leased, or operated with HOPWA funds	32	
Total	421	

Table 14 – HOPWA Number of Households Served

Narrative

The City of Riverside has been designated by the Department of Housing and Urban Development (HUD) as the grantee for the Housing Opportunities for People with AIDS (HOPWA) funding for Riverside and San Bernardino counties. During the 2025 reporting year, The City of Riverside received grant CAH24-F007 for \$4,806,531. The City of Riverside partnered with four project sponsors: the Housing Authority of Riverside County, Foothills AIDs Project, and TruEvolution. All project sponsors assisted in providing the following services: STRMU, Short-Term Emergency, Resource Identification, Facility-Based Housing Subsidy Assistance, TBRA, Housing Information, PHP, Supportive Services, and PBRA.

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	0	1	0	0	0
Total Labor Hours	0	7,661		0	
Total Section 3 Worker Hours	0	0		0	
Total Targeted Section 3 Worker Hours	0	0		0	

Table 15 – 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			0	
Outreach efforts to generate job applicants who are Other Funding Targeted Workers.	0			0	
Direct, on-the job training (including apprenticeships).	0			0	
Indirect training such as arranging for, contracting for, or paying tuition for, off-site training.	0			0	
Technical assistance to help Section 3 workers compete for jobs (e.g., resume assistance, coaching).	0			0	
Outreach efforts to identify and secure bids from Section 3 business concerns.	0			0	
Technical assistance to help Section 3 business concerns understand and bid on contracts.	0			0	
Division of contracts into smaller jobs to facilitate participation by Section 3 business concerns.	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	
Held one or more job fairs.	0			0	
Provided or connected residents with supportive services that can provide direct services or referrals.	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			0	
Assisted residents with finding child care.	0			0	
Assisted residents to apply for, or attend community college or a four year educational institution.	0	1		0	
Assisted residents to apply for, or attend vocational/technical training.	0	1		0	
Assisted residents to obtain financial literacy training and/or coaching.	0	1		0	
Bonding assistance, guaranties, or other efforts to support viable bids from Section 3 business concerns.	0			0	
Provided or connected residents with training on computer use or online technologies.	0			0	
Promoting the use of a business registry designed to create opportunities for disadvantaged and small businesses.	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			0	
Other.	0			0	

Table 16 – Qualitative Efforts - Number of Activities by Program

Narrative

The City of Riverside is committed to growing economic opportunities for low-income individuals.

Section 3 Business Interest and Worker Certification Forms are provided to contractors during the bid process and preconstruction meetings. Housing and Human Services staff provide contractors with an overview of Section 3 requirements and technical assistance regarding compliance during the preconstruction meeting.

City of Riverside projects which require Section 3 compliance generally also trigger prevailing wage requirements. The state of California prevailing wage for construction workers is usually equal to or greater than federal prevailing wage.

CR-60 - ESG 91.520(g) (ESG Recipients only)

ESG Supplement to the CAPER in *e-snaps*

For Paperwork Reduction Act

1. Recipient Information—All Recipients Complete

Basic Grant Information

Recipient Name	RIVERSIDE
Organizational DUNS Number	040502114
UEI	
EIN/TIN Number	956000769
Identify the Field Office	LOS ANGELES
Identify CoC(s) in which the recipient or subrecipient(s) will provide ESG assistance	

ESG Contact Name

Prefix	Mrs.
First Name	Michelle
Middle Name	
Last Name	Davis
Suffix	
Title	Housing and Human Services Director

ESG Contact Address

Street Address 1	3900 Main Street, 5th Floor
Street Address 2	
City	Riverside

State	CA
ZIP Code	92522-
Phone Number	9518265743
Extension	
Fax Number	
Email Address	MDAVIS@riversideca.gov

ESG Secondary Contact

Prefix
First Name
Last Name
Suffix
Title
Phone Number
Extension
Email Address

2. Reporting Period—All Recipients Complete

Program Year Start Date	07/01/2025
Program Year End Date	06/30/2026

3a. Subrecipient Form – Complete one form for each subrecipient

Subrecipient or Contractor Name
City
State
Zip Code
DUNS Number
UEI
Is subrecipient a victim services provider
Subrecipient Organization Type
ESG Subgrant or Contract Award Amount