



Annual Action Plan

FY 2019-2020

City of Irvine, California 2019-2020 Action Plan

Prepared by:
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AP-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

1. Introduction

The City of Irvine has prepared this 2019-2020 Action Plan as required to receive federal Community Development Block Grant (CDBG), Emergency Solutions Grant (ESG), and HOME Investment Partnerships (HOME) funds from the U.S. Department of Housing and Urban Development (HUD) for the 2019-2020 Program Year beginning July 1, 2019 and ending June 30, 2020. The City uses these funds from HUD to make grants and loans to nonprofit, for-profit or public organizations for programs and projects in furtherance of the City of Irvine 2015-2019 Consolidated Plan - Strategic Plan goals.

For over two decades, the City received annual formula grant allocations of CDBG and HOME funds from HUD. In April 2019, HUD announced that the City of Irvine would receive ESG funding for the first time. The CDBG, ESG, and HOME programs provide for a wide range of eligible activities for the benefit of low- and moderate-income Irvine residents.

Community Development Block Grant (CDBG)

The Housing and Community Development Act of 1974 created the CDBG Program with three primary objectives: decent housing, suitable living environments, and expanded economic opportunities for low- and moderate-income persons. CDBG Program regulations require that each activity receiving CDBG funds meet one of the following national objectives:

- Benefit low- and moderate-income persons; or
- Aid in the prevention or elimination of slums and blight; or
- Meet other community development needs having a particular urgency (usually the result of a natural disaster).

Emergency Solutions Grant (ESG)

The Homeless Emergency Assistance and Rapid Transition to Housing Act of 2009 (HEARTH Act) amended the McKinney-Vento Homeless Assistance Act, significantly revising the former Emergency Shelter Grants Program and renaming it the Emergency Solutions Grants program. The ESG program provides funding for street outreach, emergency shelter, emergency shelter operations, essential services, rapid re-housing, and homelessness prevention.

HOME Investment Partnerships (HOME)

The Cranston-Gonzalez National Affordable Housing Act of 1990 created the HOME program to expand the supply of affordable housing for low- and moderate-income households. Often used in partnership with local nonprofit housing development organizations, the HOME program can support a wide range of affordable housing activities, including building, buying, and/or

rehabilitating rental and ownership housing or providing direct rental assistance to low- and moderate-income households. The City will receive \$1,841,822 of CDBG funds, \$144,115 of ESG funds and \$759,667 of HOME funds for the 2019-2020 Program Year. When combined with available prior year resources, the 2019-2020 Action Plan allocates \$2,153,749 of CDBG funds, \$144,115 of ESG funds, and \$952,729 of HOME funds to the following projects and activities:

2019-2020 CDBG Public Services Activities

Assistance League of Irvine: Operation School Bell	\$40,000
CASA of Orange County: Transitional Age Youth Program	\$16,662
City of Irvine: Meals on Wheels	\$18,966
Fair Housing Foundation: Fair Housing Services	\$17,119
Families Forward: Transitional Housing for Homelessness Prevention	\$30,000
Human Options: Domestic Violence Services Program	\$12,000
Irvine Adult Day Health Services: Skilled Nursing Program	\$31,704
Irvine Children's Fund: Before and After School Child Care	\$50,000
Project Self-Sufficiency: Homelessness Prevention Program	\$20,000
South County Outreach: Homelessness Prevention Program	\$20,000
StandUp for Kids: Street Outreach to Homeless Youth	\$19,822

2019-2020 CDBG Capital Projects

City of Irvine: Bommer Canyon Park ADA	\$653,543
City of Irvine: El Camino Real ADA Improvements	\$171,166
City of Irvine: One Irvine Energy Efficiency Program	\$93,052
Families Forward: Affordable Housing Acquisition	\$399,686
Human Options: Shelter Rehabilitation Project	\$191,665

2019-2020 ESG Project

Homelessness Prevention, Administration and Homeless Management Information System	\$144,115
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2019-2020 HOME Capital Projects

City of Irvine Residential Rehabilitation Program	\$569,751
Community Housing Development Organization (CHDO) Reserve	\$307,012

2019-2020 Program Administration Activities

CDBG Program Administration	\$368,364
HOME Program Administration	\$75,966

2. Summary of the objectives and outcomes identified in the Action Plan

The objectives and outcomes included in the 2019-2020 Action Plan are consistent with the City's 2015-2019 Consolidated Plan. The Consolidated Plan identified high priority objectives and outcomes through analysis of housing and community development data elements and data gathered from stakeholder consultation and citizen participation as required by HUD. The Consolidated Plan relied principally on datasets supplied by HUD in the online Consolidated Plan system (the eCon Planning Suite), including data from the 2007-2011 American Community Survey (ACS) 5-Year Estimates and the Comprehensive Housing Affordability Strategy (CHAS) covering the same time period. Other sources of information used to identify needs and establish priorities were obtained through consultation with local nonprofit agencies involved in the development of affordable housing and the delivery of public services to children, families, elderly persons, veterans, and persons with special needs throughout the community.

In consideration of community input and available data, the seven priority needs listed below were established in the City's 2015-2019 Consolidated Plan:

- Expand the supply of affordable housing
- Preserve the supply of affordable housing
- Ensure equal access to housing opportunities
- Provide public services for low-income residents
- Provide public services for residents with special needs
- Prevent and eliminate homelessness
- Improve public facilities and infrastructure

Consistent with HUD's national goals for the CDBG, ESG, and HOME programs to provide decent housing opportunities, prevent and eliminate homelessness, maintain a suitable living environment and expand economic opportunities for low- and moderate-income residents, the priority needs listed above are addressed for the 2019-2020 Program Year as shown in Table 1.

Table 1 - Strategic Plan Summary

	Goal Name	Category	Need(s) Addressed	2015-2019 Goal Outcome Indicator	2019-2020 Goal Outcome Indicator
1.	Affordable Rental Housing Development	Affordable Housing	Expand the supply of affordable housing	134 rental housing units	1 rental housing unit

	Goal Name	Category	Need(s) Addressed	2015-2019 Goal Outcome Indicator	2019-2020 Goal Outcome Indicator
2.	Affordable Housing Preservation	Affordable Housing	Preserve the supply of affordable housing	65 owner housing units	19 owner housing units
3.	Fair Housing Services	Affordable Housing	Ensure equal access to housing opportunities	1,250 people	275 people
4.	Youth Services	Public Services	Provide public services to low-income residents	3,500 people	465 people
5.	Senior Services	Non-Housing Community Development	Provide public services to low-income residents	1,200 people	285 people
6.	Special Needs Services	Non-Homeless Special Needs	Public services to residents with special needs	300 people	32 People
7.	Homelessness Prevention Services	Homeless	Prevent and eliminate homelessness	1,150 people	285 people
8.	City of Irvine Public Facilities Improvements	Non-Housing Community Development	Improve City public facilities and infrastructure	10 public facilities	2 public facilities
9.	Other Public Facilities Improvements	Non-Housing Community Development	Improve other public facilities and infrastructure	3 public facilities	1 public facility

3. Evaluation of past performance

As of this writing, the City is implementing the projects and activities included in the 2018-2019 Action Plan. Currently, all projects and activities are on schedule for completion as planned.

2015-2016, 2016-2017 and 2017-2018 Accomplishments

The investment of HUD resources during the first three years of the 2015-2019 Consolidated Plan implementation was a catalyst for positive outcomes in the community. Together with other federal, state and local investments, HUD resources allowed the City and its partners to:

- Provide owner-occupied residential rehabilitation grants and loans to 42 households
- Provide for the construction of 134 affordable rental housing units at Alegre Apartments and Parc Derian Apartments
- Provide fair housing services to 742 residents
- Provide homelessness prevention services to 714 residents
- Provide senior services to 873 residents
- Provide special needs services to 204 residents
- Provide youth services for 2,429 residents
- Complete installation of new roof and construction of a second driveway at the Families Forward Program Center
- Complete the installation of refrigeration systems at the Lakeview Senior Center
- Complete the Lakeview Senior Center patio rehabilitation project
- Complete the installation of HVAC systems, emergency backup lighting and fire suppression systems at the Rancho Senior Center
- Complete ADA accessibility improvements at four public facilities

4. Summary of citizen participation process and consultation process

Subsequent to the enactment of the Homeless Emergency Assistance and Rapid Transition to Housing (HEARTH) Act of 2009, HUD revised Consolidated Plan regulations at 24 CFR Part 91 to emphasize the importance of citizen participation and consultation in the development of the Consolidated Plan. HUD strengthened the consultation process with requirements for consultation with the Continuum of Care (CoC), Public Housing Authorities (PHA), business leaders, civic leaders and public or private agencies that address housing, health, social service, victim services, employment, or education needs of low-income individuals and families, homeless individuals and families, youth and/or other persons with special needs. Together with the analytic capabilities of the eCon Planning Suite, these requirements created the conditions necessary to implement a collaborative, data-driven and place-based planning process that includes a robust level of citizen participation and consultation.

In accordance with the City's Citizen Participation Plan, residents and stakeholders were able to participate in the development of the 2015-2019 Consolidated Plan through surveys, community meetings and public hearings. Efforts were made to encourage participation by low- and moderate-income persons, particularly those living in areas where HUD funds are proposed to be used, and by residents of predominantly low- and moderate-income neighborhoods. Efforts were made to encourage the participation of minorities and non-English speaking persons, as well as persons with disabilities. The consultation process included representatives of the CoC, PHA, and other specified groups who completed surveys, provided local data and assisted the City to ensure practical coordination of strategies to maximize impact and to avoid duplication of effort.

5. Summary of public comments

2019-2020 Action Plan

In the development of the 2019-2020 Action Plan, the City solicited applications from community nonprofit organizations, other public agencies and City departments for housing, community and economic development projects. The draft 2019-2020 Action Plan that included CDBG and HOME funding was made available for public review and comment from March 22, 2019 to April 23, 2019. The City Council convened a public hearing on April 23, 2019 to receive public comments concerning the 2019-2020 Action Plan. The following public comments were received:

- Andy Jacobson, Court Appointed Special Advocates (CASA) Case Supervisor thanked the City Council for the CDBG public service funding provided for the CASA program. Ms. Jacobson indicated that foster children need help to avoid negative life outcomes.
- Judy Rose, Chief Program Officer of Human Options thanked the City Council for their support of the CDBG public service application and for allocating funds for the Human Options Shelter Rehabilitation Project that will receive CDBG Capital Project funding.
- Jenny Frank thanked the City Council for the CDBG public service funding provided for the South County Outreach Homelessness Prevention Program and provided a summary of recent program outcomes.

The draft 2019-2020 Action Plan that included ESG funding was made available for public review and comment from May 10, 2019 and June 11, 2019. The City Council convened a public hearing on April 23, 2019 to receive public comments concerning the 2019-2020 Action Plan that included the new award of ESG funding. The following public comments were received:

- Madelynn Hirneise, Senior Director of Families Forward provided statistics from Families Forward including the number of people requesting homelessness prevention assistance in the last year and expressed support for the City's Consolidated Plan – Strategic Plan strategy to prevent homelessness with these resources.

2015-2019 Consolidated Plan

In the development of the 2015-2019 Consolidated Plan, the City held Community meetings to discuss the housing and community development needs in Irvine on June 5, 2014 at Irvine City Hall and on June 19, 2014 at the Lakeview Senior Center. No comments were received, however, all attendees were encouraged to complete the City's 2015-2019 Consolidated Plan Needs Assessment Survey.

A public hearing to receive comments on the housing and community development needs in the community was held before the Irvine City Council on March 10, 2015. No public comments were received.

Two public meetings to discuss applications received in response to the City's Notice of Funds Availability (NOFA) for 2015-2016 CDBG and HOME funds were held before the Irvine Community Services Commission on February 18, 2015 and March 18, 2015. All organizations applying for CDBG and HOME funds addressed the Commission to share information about their applications. No other public comments were received.

A public hearing to receive comments on the draft 2015-2019 Consolidated Plan was held before the Irvine City Council on April 28, 2015. Two public comments were received:

- Margie Wakeham, Executive Director of Families Forward thanked the City Council for continued support with CDBG funds and indicated that Families Forward is embracing the countywide change toward a "housing first" strategy emphasizing "rapid re-housing" as a means to address homelessness.
- Kimberly Beeson, Executive Director of Irvine Adult Day Health Services thanked the City Council for continued support with CDBG funds and read a participant testimonial discussing the positive impact of Irvine Adult Day Health Services' programming for individuals participating in the Adult Day Program.

6. Summary of comments or views not accepted and the reasons for not accepting them

All comments and views received by the City were accepted and taken into consideration in the development of the 2015-2019 Consolidated Plan. All comments and views received by the City were accepted and taken into consideration prior to the submission of the 2019-2020 Action Plan to HUD.

7. Summary

Activities receiving CDBG, ESG, and HOME funds in the Action Plan must conform to one of the nine Strategic Plan strategies and the associated action-oriented, measurable goals of the 2015-2019 Consolidated Plan. The activities included in the 2019-2020 Action Plan are consistent with the Strategic Plan (see AP-20 Annual Goals and Objectives).

PR-05 Lead & Responsible Agencies 24 CFR 91.200(b)

1. Describe agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Table 2 – Responsible Agencies

Agency Role	Name	Department/Agency
CDBG Administrator	Irvine	Community Development Department, Neighborhood Services Division
HOME Administrator	Irvine	Community Development Department, Neighborhood Services Division
ESG Administration	Irvine	Community Development Department, Neighborhood Services Division

Narrative

The Neighborhood Services Division of the City of Irvine Community Development Department is the lead agency responsible for the administration of the CDBG, ESG, and HOME programs. The Neighborhood Services Division contracted with MDG Associates, Inc. to prepare the 2015-2019 Consolidated Plan and the five Annual Action Plans required for implementation.

In the development of the Consolidated Plan, MDG Associates, Inc. implemented a comprehensive citizen participation and consultation process and conducted a needs assessment and market analysis to identify levels of relative need regarding affordable housing, homelessness, special needs, and community development. This information was gathered through consultation with public officials and local agencies, public outreach and community meetings, review of demographic and economic data, and housing market analysis.

In the implementation of the 2015-2019 Consolidated Plan and each of the five Annual Action Plans, the Neighborhood Services Division shall be responsible for all grants planning, management, and monitoring duties necessary to comply with HUD regulations and City policy.

Consolidated Plan public contact information

City of Irvine
Community Development Department, Neighborhood Services Division
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Irvine, CA 92606
949-724-7444

AP-10 Consultation - 91.100, 91.200(b), 91.215(l)

1. Introduction

In the development of the 2015-2019 Consolidated Plan, the City of Irvine consulted with representatives from multiple agencies, groups, and organizations involved in the development of affordable housing, creation of job opportunities for low- and moderate-income residents, and/or provision of services to children, elderly persons, veterans, persons with disabilities, persons with HIV/AIDS and their families, and homeless persons. To facilitate this consultation, the City solicited feedback through the following methods:

- Stakeholder surveys (web-based and paper-surveys)
- Individual stakeholder consultations
- Community meetings
- Public hearings
- Receipt of written comments

To gather the greatest breadth and depth of information, the City consulted with a wide variety of agencies, groups and organizations concerning the housing, community and economic development needs of the community. Each of the agencies, groups or organizations consulted is represented in Table 3. The input received from these consultation partners helped establish and inform the objectives and goals described in the current Strategic Plan. Specific comments received from these organizations are included as Appendix A to the 2015-2019 Consolidated Plan. The City notified each organization about the availability of the draft 2019-2020 Action Plan for public review and comment.

Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(l)).

The City recognizes the importance of careful coordination and alignment among various service providers to maximize the effectiveness of the CDBG and HOME programs. As a result, during the development of the Consolidated Plan, the City consulted closely with organizations that provide assisted housing, health services, and other community-focused programs. Outreach efforts included surveys asking specific questions associated with coordination, invitations to community meetings, and follow-up in-person interviews where appropriate.

The City further recognizes the importance of continued coordination and alignment during the five-year planning period with these organizations and agencies. The City strives each year to strengthen relationships and alignment among these organizations in the implementation of the

NOFA process for CDBG and HOME funds and through technical assistance provided to subrecipients of CDBG and HOME funds.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness

The Continuum of Care for Orange County (CoC) guides the development of homeless strategies and the implementation of programs to end homelessness throughout the region. Orange County's homeless system of care is comprised of a network of public, private, faith-based, for-profit, and nonprofit service providers who utilize several federal, state and local resources to provide services for homeless people. The region's municipalities, including the City of Irvine, also provide resources for services that assist the homeless and those at risk of becoming homeless. The nonprofit community plays a key role in the CoC system. Hundreds of agencies throughout the County provide programs ranging from feeding the homeless to creating permanent supportive housing opportunities. These services are available to homeless families with children, and single men and women. The County's nonprofit community also serves special needs populations, such as victims of domestic violence, veterans, persons with disabilities, and youth.

As part of the consultation effort for the Consolidated Plan, the City provided a detailed questionnaire to the CoC to identify the CoC's perceived needs in the County and its objectives to address the needs of different homeless populations, specifically chronically homeless families and individuals, families with children, veterans, unaccompanied youth and persons at risk of homelessness. Following the delivery and response to this questionnaire, the City followed up with the CoC to clarify existing needs and objectives and understand opportunities for collaboration and coordination during the five-year planning process.

Coordination to address homelessness — including chronically homeless individuals and families, families with children, veterans, and unaccompanied youth — is guided by the CoC and its leading organizations including 2-1-1 Orange County and Orange County Community Services. Recent implementation of coordinated entry for people experiencing homelessness to obtain services from CoC agencies streamlined the process for homeless individuals and families to get help. Families Forward, an Irvine-based nonprofit organization, serves as an “access point” within the Orange County Family Solutions Collaborative. Individuals and families who need help may dial 2-1-1 or fill out a client form available online at: <https://www.families-forward.org/services/>.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards and evaluate outcomes, and develop funding, policies and procedures for the administration of HMIS

The CoC consults with jurisdictions receiving Emergency Solutions Grant (ESG) funds on an ongoing basis. A collaborative was formed and quarterly meetings are held with representatives of the ESG jurisdictions and the CoC. During the meetings funding priorities are determined, which are consistent with the Ten Year Plan to End Homelessness and the Consolidated Plans of ESG jurisdictions. An evaluation panel is selected whose primary responsibility is to determine the agencies to receive funding. In Orange County, ESG funds are directed toward emergency shelter and rapid-rehousing programs. Orange County also utilizes its CDBG funding for emergency shelter rehabilitation and homeless services to the extent that CDBG public service resources are available.

The CoC's performance standards and outcome evaluation methodology is based on data collected from the Homeless Management Information System (HMIS) and Annual Performance Reports (APRs), including data such as employment income, access to mainstream resources, transition to permanent housing, remaining in permanent housing, leveraging, spending, HMIS data quality, participation in PIT Counts and the Homeless Inventory Count (HIC). These data elements are reviewed annually for the purposes of ranking service providers. In recent years, the CoC began the process of reviewing additional performance criteria gathered from HMIS including, average length of stay, rate of permanent housing exits, rate of returns, net exits to permanent housing, rate of net exits and project budgets through a Performance Improvement Calculator. This information provides the CoC the extent to which each project has resulted in rapid return to permanent housing and the cost of programs. The CoC takes into account the severity of barriers. High barrier households are placed into permanent supportive housing and lower barrier households are rapidly returned to permanent housing. The CoC will continue to use the Performance Improvement Calculator and review information quarterly provided through HMIS and budget data.

The CoC established collaborative implementation and management with the three CoCs located in Los Angeles County (City of Pasadena, City of Glendale, and Los Angeles County). The Collaborative developed and maintains a Policies and Procedures guide for the use of the HMIS system. Additionally, HMIS system administrators provide training as needed to HMIS users and provide troubleshooting assistance on an "as needed" basis.

2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdictions consultations with housing, social service agencies and other entities

Table 3 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	2-1-1 Orange County
	Agency/Group/Organization Type	Continuum of Care - Information and Referral
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey and telephone consultation.
2	Agency/Group/Organization	Orange County Housing Authority
	Agency/Group/Organization Type	Housing PHA
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey and consultation.
3	Agency/Group/Organization	Assistance League of Irvine
	Agency/Group/Organization Type	Services-Children
	What section of the Plan was addressed by Consultation?	Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
4	Agency/Group/Organization	Irvine Adult Day Health Services
	Agency/Group/Organization Type	Services-Elderly Persons Action Plans
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs Public Services

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
5	Agency/Group/Organization	Irvine Meals on Wheels
	Agency/Group/Organization Type	Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS
	What section of the Plan was addressed by Consultation?	Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
6	Agency/Group/Organization	Regional Center of Orange County
	Agency/Group/Organization Type	Services-Persons with Disabilities Regional organization
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey
7	Agency/Group/Organization	Radiant Health Centers (Formerly AIDS Services Foundation of Orange County)
	Agency/Group/Organization Type	Services-Persons with HIV/AIDS
	What section of the Plan was addressed by Consultation?	Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
8	Agency/Group/Organization	Families Forward
	Agency/Group/Organization Type	Services-Children Services-homeless
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Anti-poverty Strategy Action Plans

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person, 2019 ESG Homelessness Focus Group
9	Agency/Group/Organization	Orange County Community Resources
	Agency/Group/Organization Type	Continuum of Care Lead Agency Other Government – County Services-homeless
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, email and telephone consultation
10	Agency/Group/Organization	City of Irvine - FOR Families
	Agency/Group/Organization Type	Services-Health Other Government-Local Grantee Department
	What section of the Plan was addressed by Consultation?	Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
11	Agency/Group/Organization	Irvine Unified School District
	Agency/Group/Organization Type	Services-Education Other government - Local
	What section of the Plan was addressed by Consultation?	Educational Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey
12	Agency/Group/Organization	Fair Housing Foundation
	Agency/Group/Organization Type	Service-Fair Housing
	What section of the Plan was addressed by Consultation?	Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person

13	Agency/Group/Organization	Orange County Child Protective Services
	Agency/Group/Organization Type	Services-Children Child Welfare Agency Other government - Local
	What section of the Plan was addressed by Consultation?	Homelessness Needs – Unaccompanied youth Non-Homeless Special Needs Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey
14	Agency/Group/Organization	University of California, Irvine
	Agency/Group/Organization Type	Services-Education
	What section of the Plan was addressed by Consultation?	Market Analysis Economic Development
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey
15	Agency/Group/Organization	Orange County Fire Authority
	Agency/Group/Organization Type	Other government - Local
	What section of the Plan was addressed by Consultation?	Disaster Resilience Fire Hazards
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey
16	Agency/Group/Organization	Irvine Company
	Agency/Group/Organization Type	Business Leaders
	What section of the Plan was addressed by Consultation?	Development Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey
17	Agency/Group/Organization	Helping Our Mentally Ill Experience Success, Inc. (HOMES)
	Agency/Group/Organization Type	Services-homeless

	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs - Chronically homeless Homelessness Needs - Unaccompanied youth Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
18	Agency/Group/Organization	Human Options, Inc.
	Agency/Group/Organization Type	Services-Children Services-Victims of Domestic Violence Services-Education
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs – Families with children Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
19	Agency/Group/Organization	Irvine Children’s Fund
	Agency/Group/Organization Type	Services-Children Services-Education
	What section of the Plan was addressed by Consultation?	Market Analysis Anti-poverty Strategy Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person Action Plans
20	Agency/Group/Organization	Irvine Public Schools Foundation
	Agency/Group/Organization Type	Services-Children Services-Education
	What section of the Plan was addressed by Consultation?	Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
21	Agency/Group/Organization	Women's Transitional Living Center, Inc.
	Agency/Group/Organization Type	Services-Victims of Domestic Violence

	What section of the Plan was addressed by Consultation?	Homelessness Strategy Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
22	Agency/Group/Organization	National Charity League, Inc.
	Agency/Group/Organization Type	Services-Elderly Persons
	What section of the Plan was addressed by Consultation?	Public Services; Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
23	Agency/Group/Organization	South County Outreach
	Agency/Group/Organization Type	Services - Housing Services-Children Services-Elderly Persons Services-homeless
	What section of the Plan was addressed by Consultation?	Anti-poverty Strategy Homelessness Strategy Housing Needs Assessment Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person, 2019 ESG Homelessness Focus Group
24	Agency/Group/Organization	Irvine Community Land Trust
	Agency/Group/Organization Type	Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis Anti-poverty Strategy Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
25	Agency/Group/Organization	Vocational Visions
	Agency/Group/Organization Type	Services-Persons with Disabilities Services-Employment
	What section of the Plan was addressed by Consultation?	Economic Development Public Services Action Plans

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey
26	Agency/Group/Organization	Women Helping Women
	Agency/Group/Organization Type	Services-Victims of Domestic Violence
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey
27	Agency/Group/Organization	Mariposa Women and Family Center
	Agency/Group/Organization Type	Services-Health
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey
28	Agency/Group/Organization	OC Board of Supervisors
	Agency/Group/Organization Type	Business and Civic Leaders
	What section of the Plan was addressed by Consultation?	Economic Development Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey
29	Agency/Group/Organization	Project Self-Sufficiency
	Agency/Group/Organization Type	Services - Housing Services-Homeless Services-Education Services-Employment
	What section of the Plan was addressed by Consultation?	Anti-poverty Strategy Homelessness Strategy Housing Needs Assessment Public Services Action Plan
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	In-person, 2019 ESG Homelessness Focus Group

30	Agency/Group/Organization	StandUp For Kids
	Agency/Group/Organization Type	Services - Housing Services-Homeless Services-Education Services-Health Services-Employment
	What section of the Plan was addressed by Consultation?	Anti-poverty Strategy Homelessness Strategy Homelessness Needs – Unaccompanied Youth Housing Needs Assessment Public Services Action Plan
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	In-person, 2019 ESG Homelessness Focus Group

Identify any Agency Types not consulted and provide rationale for not consulting

The City maintains a list of agencies, organizations and other stakeholders that have expressed an interest in City's CDBG and HOME programs and invited representatives from each entity to participate at multiple points in the planning process. All agencies were encouraged to attend meetings and participate in surveys.

Any agency or organization that was not consulted and would like to be included in the City's list of stakeholders may contact the Community Development Department, Neighborhood Services Division at 949-724-7444 or online at www.cityofirvine.org/cdbg.

Table 4 – Other local / regional / federal planning efforts considered in the Consolidated Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	The Commission to End Homelessness	Strategic Plan goals are consistent with Ten Year Plan. Consultation with Susan Price for the ESG Amendment in 2019 indicates that the City's plan for ESG funds is consistent with the needs of the community.
2013-2021 Housing Element	City of Irvine	Strategic Plan goals are consistent with Housing Element policies and goals

Describe cooperation and coordination with other public entities, including the state and any adjacent units of general local government, in the implementation of the Consolidated Plan (91.215(I))

To enhance coordination among the CoC, public and assisted housing providers, and private and governmental health, mental health and service agencies, the City invited each of these entities to provide input on the needs of the community in the development of the Consolidated Plan. The City monitors CoC policy making to ensure that local efforts correspond to changes in the regional approach to addressing the needs of homeless and low-income individuals and households. Further, the Neighborhood Services Division works with subrecipients of CDBG and HOME funds to ensure a coordinated effort among service agencies in the region to address the needs of Irvine residents, including but not limited to chronically homeless individuals and families, families with children, veterans and their families, unaccompanied youth, and persons who were recently homeless, but now live in permanent housing. To promote economic opportunities for low-income residents, the City coordinates with subrecipient social service agencies, businesses and housing developers to ensure that where there are job opportunities for the low-income population in connection with HUD-assisted projects, information is disseminated through appropriate channels consistent with the objectives of Section 3 of the Housing and Community Development Act of 1968.

AP-12 Participation

1. Summary of citizen participation process/Efforts made to broaden citizen participation Summarize citizen participation process and how it impacted goal-setting

The City established and followed a process for the development of the Consolidated Plan that included broad participation from the community. These activities were coordinated and implemented by the Community Development Department.

To assist in the identification of priority needs in the City, a survey was prepared and distributed to residents of the City to solicit resident input in the prioritization of needs related to community services, community facilities, infrastructure, neighborhood services, special needs services, businesses and jobs, and housing. The surveys were available online and also were made available at various public facilities.

Community meetings to discuss the housing and community development needs in the community were held on June 5, 2014 and June 19, 2014.

Two public hearings were held before the Irvine City Council at different stages in the development of the Consolidated Plan. The first public hearing on March 10, 2015 focused on the housing and community development needs in the community and potential strategies to address those needs. The second hearing on April 28, 2015, was to receive comments on the draft 2015-2019 Consolidated Plan.

At each step in the process, the City was careful to ensure that low- and moderate-income residents, members of minority groups, agencies involved in the provision of services to these populations, and others who are directly impacted by the programs and activities supported by the Consolidated Plan programs had the opportunity to be actively involved.

In the preparation of the 2015-2019 Consolidated Plan, the City followed the process established for citizen participation set forth in the Citizen Participation Plan. To promote greater public accessibility to program documents, the Citizen Participation Plan, Consolidated Plan, Action Plan, Consolidated Annual Performance Evaluation Report (CAPER) and the Analysis of Impediments to Fair Housing Choice are posted on the City website at: www.cityofirvine.org/cdbg and made available for review in the Neighborhood Services Division of the City of Irvine Community Development Department.

In the preparation of the 2019-2020 Action Plan, the City made the draft Action Plan available for public review and comment from March 22, 2019 to April 23, 2019. All Irvine residents were invited to review the draft 2019-2020 Action Plan and to attend the public hearing on April 23, 2019 or submit written comments.

Table 5 – Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Newspaper Ad	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Newspaper ad published May 22, 2014 in the <i>Irvine World News</i> announcing three Community Meetings to receive input on the preparation of the City's 2015-2019 Consolidated Plan and the 2015-2016 Action Plan.	No comments were received.	No comments were received.	Not applicable.
2	Public Meeting	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Publicly-noticed Community Meeting on June 5, 2014 at 6:00 p.m. at Irvine City Hall Conference Room L-104. No residents attended this meeting.	No comments were received.	No comments were received.	Not applicable.

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
3	Public Meeting	<p>Minorities</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p>	Publicly-noticed Community Meeting on June 19, 2014 at 10:00 a.m. at the Lakeview Senior Center. Eleven residents attended the meeting. Staff delivered a presentation concerning the Consolidated Plan and Action Plan. Attendees were invited to complete the 2015-2019 Consolidated Plan Community Survey.	No comments were received. Many attendees indicated that they would complete the Community Survey at home.	No comments were received.	Not applicable.

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
4	Internet Outreach	Non-targeted/broad community	The 2015-2019 Consolidated Plan Community Survey was available online from May 29, 2014 to December 31, 2014. The City advised residents of the availability of the survey via email to stakeholders, posting on the City website, Facebook, Twitter, public television, announcements at City Council meetings, and during the Community Meetings. The purpose of the survey was to allow all residents the opportunity to provide their assessment of the level of need in Irvine for a variety of housing, community and economic development activities.	189 Irvine residents completed the survey.	All survey responses were accepted.	www.cityofirvine.org/cdbg

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
5	Newspaper Ad	Minorities Persons with disabilities Non-targeted/broad community	Newspaper ad published in the <i>Irvine World News</i> on February 19, 2015 announcing a public hearing before the Irvine City Council on March 10, 2015 to receive input on the highest priority housing, community and economic development needs in Irvine.	No comments were received.	No comments were received.	Not applicable.
6	Public Hearing	Minorities Non-English Speaking - Specify other language: Any other language Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	A public hearing was held before the Irvine City Council on Tuesday, March 10, 2015 in the Irvine City Council Chamber to receive input on the highest priority housing, community and economic development needs in Irvine. This meeting took place prior to the publication of the draft 2015-2019 Consolidated Plan for public review and comment.	No comments were received.	No comments were received.	http://legacy.cityofirvine.org/council/minutes.asp

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
7	Newspaper Ad	Non-targeted/broad community	Newspaper ad published on March 26, 2015 and April 9, 2015 in the Irvine World News announcing the availability of the draft 2015-2019 Consolidated Plan, draft 2015-2016 Annual Action Plan and draft Analysis of Impediments to Fair Housing Choice for a 30-day public review and comment period to include a public hearing before the Irvine City Council on April 28, 2015.	No comments were received.	No comments were received.	Not applicable.

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
8	Public Hearing	<p>Minorities</p> <p>Non-English Speaking - Specify other language: Any other language</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p>	Public hearing before the Irvine City Council on April 28, 2015 to receive comments on the draft 2015-2019 Consolidated Plan, draft 2015-2016 Annual Action Plan and draft Analysis of Impediments to Fair Housing Choice prior to adoption and submission to HUD.	<p>Two public comments were received:</p> <p>Margie Wakeham of Families Forward thanked the City Council for continued CDBG funding and indicated that Families Forward is embracing the countywide change toward a “housing first” strategy emphasizing “rapid re-housing” as a means to address homelessness.</p> <p>Kimberly Beeson of Irvine Adult Day Health Services thanked the City Council for continued CDBG funding and read a participant testimonial discussing the positive impact of Irvine Adult Day Health Services’ programming for individuals participating in the Adult Day Program.</p>	All comments were accepted.	http://legacy.cityofirvine.org/council/minutes.asp

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
9	Public Meetings	Non-targeted/broad community	Publicly-noticed Community Services Commission Meetings on February 20, 2019 and March 20, 2019 to consider CDBG and HOME funding recommendations for inclusion in the draft 2019-2020 Action Plan.	<p>On February 20, 2019, the Community Services Commission heard three-minute presentations from 12 applicants for public service funding and five applicants (presenting seven activities) for capital project funding.</p> <p>On March 20, 2019, the Community Services Commission finalized its funding recommendations.</p>	<p>Other than the applicant presentations, no public comments were received during the February 20, 2019 meeting.</p> <p>No public comments were received during the March 20, 2019 meeting.</p>	http://legacy.cityofirvine.org/council/comms/commsrv/minutes_archive.asp
10	Newspaper Ad	Non-targeted/broad community	Newspaper ad published on March 21, 2019 in the <i>Irvine World News</i> announcing the availability of the draft 2019-2020 Annual Action Plan for a 30-day public review and comment period to include a public hearing before the Irvine City Council on April 23, 2019.	No written comments were received.	No written comments were received.	Not applicable.

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
11	Public Hearing	<p>Minorities Non-English Speaking - Specify other language: Any other language</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p>	Public hearing before the Irvine City Council on April 23, 2019 to receive comments on the draft 2019-2020 Annual Action Plan.	Three public comments were received from representatives of nonprofit organizations receiving CDBG public service funding.	All comments were accepted.	Not applicable.
12	Newspaper Ad	Non-targeted/broad community	Newspaper ad published on May 9, 2019 in the <i>Irvine World News</i> announcing the availability of the draft 2019-2020 Annual Action Plan for a 30-day public review and comment period to include a public hearing before the Irvine City Council on June 11, 2019.	No written comments were received.	No written comments were received.	Not applicable.

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
13	Public Hearing	<p>Minorities Non-English Speaking - Specify other language: Any other language</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p>	Public hearing before the Irvine City Council on June 11, 2019 to receive comments on the draft 2019-2020 Annual Action Plan, as amended to include ESG funding.	One public comment was received from Madelynn Hirneise, Senior Director at Families Forward. Ms. Hirneise provided statistics from Families Forward including the number of people requesting homelessness prevention assistance in the last year and expressed support for the City's Consolidated Plan – Strategic Plan strategy to prevent homelessness with these resources.	All comments were accepted.	www.cityofirvine.org/cdbg

AP-15 Expected Resources – 91.220(c)(1,2)

For program year 2019, the City will receive \$1,841,822 of CDBG funds, \$759,667 of HOME funds, and \$144,115 of ESG funds from HUD. When combined with prior year resources, the 2019-2020 Action Plan allocates \$2,153,749 of CDBG funds, \$952,729 of HOME funds, and \$144,115 of ESG funds for a total HUD investment of \$3,250,593.

Table 6 - Expected Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 5				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	Public Federal	Acquisition Admin and Planning Housing Public Improvements Public Services	1,841,822	0	311,927	2,153,749	0	The 2019-2020 Program Year is the final year of the Consolidated Plan period.
HOME	Public Federal	Acquisition Homeowner Rehabilitation Multifamily Rental New Construction Multifamily Rental Rehabilitation	759,667	0	193,062	952,729	0	The 2019-2020 Program Year is the final year of the Consolidated Plan period.
ESG	Public Federal	Homelessness Prevention	144,115	0	0	144,115	0	The 2019-2020 Program Year is the final year of the Consolidated Plan period.

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

Depending on the financing structure of a given activity, it may be advantageous for the City to use CDBG, ESG, and HOME funds to leverage appropriate state, local and private resources, including but not limited to those listed below.

State Resources

- State Low-Income Housing Tax Credit Program
- Building Equity and Growth in Neighborhoods Program (BEGIN)
- CalHome Program
- Multifamily Housing Program (MHP)
- Housing Related Parks Grant
- CalHFA Single and Multi-Family Program
- Mental Health Service Act (MHSA) Funding

Local Resources

- Irvine Community Land Trust (ICLT) Funding
- Orange County Housing & Finance Agency (OCHFA) Funding
- Southern California Home Financing Authority (SCHFA) Funding
- Orange County Continuum of Care Program
- Orange County Housing Authority (OCHA) Programs

Private Resources

- Federal Home Loan Bank Affordable Housing Program (AHP)
- Community Reinvestment Act Programs
- United Way Funding
- Private Contributions

Matching Requirements

The City of Irvine leverages HOME funds with other local and private non-federal resources in order to meet its HOME program 25 percent matching requirement. Eligible forms of HOME match are documented by the City and reported to HUD as part of the CAPER each year. For the ESG program, the City and its subrecipients will collaborate to meet the 1:1 matching requirement.

If appropriate, describe publicly owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

Pursuant to a 2006 Development Agreement pertaining to Planning Area 36, the Irvine Land Company, LLC agreed to convey 15-acres of land to the City of Irvine between 2011 and 2023. The Development Agreement required the dedication of land for affordable housing to commence on December 31, 2011, with a minimum of three-acres every three years thereafter until the 15-acre requirement is met.

The first site was dedicated to the City in 2011 during the period of time covered by the 2010-2014 Consolidated Plan. In December 2013, AMCAL Multi-Housing, Inc. broke ground at this site to develop the Alegre affordable housing project that was completed in 2015 to provide 104 new rental units.

The second site was dedicated to the City in August, 2014, and the third site was dedicated in May 2016. The second and third sites constitute property located within the jurisdiction that may be used to address affordable housing needs during the period of the upcoming 2020-2024 Consolidated Plan.

Based on the Development Agreement, the fourth and fifth sites may be dedicated subsequent to the period covered by the current Consolidated Plan. Therefore, the fourth and fifth sites are not considered available to meet affordable housing needs during the 2015-2019 planning period.

Discussion

The City will utilize approximately \$3.2 million of CDBG, ESG, and funds during the 2019-2020 Program Year to address the goals of the 2015-2019 Consolidated Plan.

AP-20 Annual Goals and Objectives

Table 7 – Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Affordable Rental Housing Development	2015	2019	Affordable Housing	Citywide	Expand the supply of affordable housing	CDBG: \$399,686 HOME CHDO: \$307,012	1 Rental Housing Unit
2	Affordable Housing Preservation	2015	2019	Affordable Housing	Citywide	Preserve the supply of affordable housing	HOME: \$569,751 CDBG: \$93,052	Homeowner Housing Rehabilitated: 19 Household Housing Units
3	Fair Housing Services	2015	2019	Affordable Housing	Citywide	Ensure equal access to housing opportunities	CDBG: \$17,119	Public service activities other than Low/Moderate-Income Housing Benefit: 275 Persons Assisted
4	Youth Services	2015	2019	Public Services	Citywide	Provide public services for low-income residents	CDBG: \$106,662	Public service activities other than Low/Moderate-Income Housing Benefit: 465 Persons Assisted
5	Senior Services	2015	2019	Non-Housing Community Development	Citywide	Provide public services for low-income residents	CDBG: \$50,670	Public service activities other than Low/Moderate-Income Housing Benefit: 285 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
6	Special Needs Services	2015	2019	Non-Homeless Special Needs	Citywide	Public services for residents with special needs	CDBG: \$12,000	Public service activities other than Low/Moderate-Income Housing Benefit: 32 Persons Assisted
7	Homelessness Prevention Services	2015	2019	Homeless	Citywide	Prevent and eliminate homelessness	CDBG: \$89,822 ESG: \$144,115	Public service activities other than Low/Moderate-Income Housing Benefit: 235 Persons Assisted Homelessness Prevention: 50 Persons Assisted
8	City of Irvine Public Facility Improvements	2015	2019	Non-Housing Community Development	Citywide	Improve City public facilities and infrastructure	CDBG: \$824,709	Public Facility or Infrastructure Activities other than Low/Moderate-Income Housing Benefit: 14,270 Persons Assisted (2 public facilities projects)

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
9	Other Public Facility Improvements	2016	2019	Non-Housing Community Development	Citywide	Improve other public facilities and infrastructure	CDBG: \$191,665	Public Facility or Infrastructure Activities other than Low/Moderate-Income Housing Benefit: 35 Persons Assisted 1 public facility

Goal Descriptions

1	Goal Name	Affordable Rental Housing Development
	Goal Description	In partnership with housing developers, leverage HOME and CDBG funds in support of the development or creation of new rental housing opportunities (includes development or acquisition and rehabilitation) affordable to households earning less than 30, 60 or 80 percent of Area Median Income (AMI), including units reserved for residents with special needs.
2	Goal Name	Affordable Housing Preservation
	Goal Description	Preservation of the quality of existing affordable housing stock occupied by low- and moderate-income households. The City of Irvine Residential Rehabilitation Program will provide deferred loans and emergency grants to rehabilitate homeowner housing units.
3	Goal Name	Fair Housing Services
	Goal Description	Affirmatively further fair housing choice through the provision of fair housing education, counseling, anti-discrimination and landlord-tenant mediation services.
4	Goal Name	Youth Services
	Goal Description	Provide youth with appropriate health, fitness, recreational, educational and other services to support the emotional and developmental well-being of children and youth from low- and moderate-income families.

5	Goal Name	Senior Services
	Goal Description	Provide seniors with quality supportive services so elderly residents can live as independently as possible.
6	Goal Name	Special Needs Services
	Goal Description	Provide special needs services including, but not limited, to those concerned with disabilities, veterans, domestic violence, substance abuse and HIV/AIDS.
7	Goal Name	Homelessness Prevention Services
	Goal Description	Support a continuum of services in Orange County to prevent and eliminate homelessness including, but not limited to, homelessness prevention programs, emergency shelter programs and transitional housing.
8	Goal Name	City of Irvine Public Facility Improvements
	Goal Description	Improve City of Irvine public facilities and infrastructure to benefit low- and moderate-income residents or those presumed under HUD regulations to be low- and moderate-income such as the elderly and disabled adults.
9	Goal Name	Other Public Facility Improvements
	Goal Description	Improve facilities located in the City of Irvine that are owned by nonprofit organizations or other public entities and are open, accessible and used by qualifying low- and moderate-income residents, or those presumed under HUD regulations to be low- and moderate-income such as the elderly and disabled adults.

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.215(b)

The City of Irvine Residential Rehabilitation Program will provide for the rehabilitation of 19 existing units for very-low and low-income households and the Families Forward: Affordable Housing Acquisition project will provide an affordable rental housing unit for one low-income household.

AP-35 Projects – 91.220(d)

Introduction

To address the high priority needs identified in the Strategic Plan, the City of Irvine will invest CDBG, ESG, and HOME funds in projects that preserve affordable housing, provide fair housing services, provide services to low- and moderate-income residents including youth and seniors, provide services to residents with special needs, prevent homelessness and improve City public facilities. Together, these projects will address the needs of low- and moderate-income Irvine residents.

Table 8 – Project Information

#	Project Name
1	Affordable Rental Housing Development
2	Affordable Housing Preservation
3	Fair Housing Services
4	Youth Services
5	Senior Services
6	Special Needs Services
7	Homelessness Prevention Services
8	Emergency Solutions Grant
9	City of Irvine Public Facilities Improvements
10	Human Options Shelter Rehabilitation
11	Program Administration

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

Based on the Strategic Plan, the City is allocating 100 percent of its non-administrative CDBG, ESG, and HOME investments for Program Year 2019-2020 to projects and activities that benefit low- and moderate-income people throughout the City.

The primary obstacles to meeting the underserved needs of low- and moderate-income people include lack of funding from federal, state and other local sources and the high cost of housing that is not affordable to low-income residents. To address these obstacles, the City prioritizes CDBG, ESG, and HOME funds for projects that create new affordable rental housing units, projects that provide loans and emergency grants to low- and moderate-income homeowners

for home improvements, projects that provide public facilities and ADA improvements to community and public facilities, projects that provide public services to low- and moderate-income people and those with special needs and projects that prevent homelessness.

AP-38 Project Summary

Table 9 – Project Summary Information

1	Project Name	Affordable Rental Housing Development
	Target Area	Citywide
	Goals Supported	Affordable Rental Housing Development
	Needs Addressed	Expand the supply of affordable housing
	Funding	CDBG: \$399,686 HOME: \$307,012
	Description	In partnership with housing developers, leverage HOME and CDBG funds in support of the development of new rental housing opportunities (including acquisition and rehabilitation) affordable to households earning less than 30, 60 or 80 percent of Area Median Income, including units reserved for residents with special needs.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately one low- and moderate-income household will benefit from affordable rental housing.
	Location Description	TBD; within the incorporated city limits of the City of Irvine.
	Planned Activities	Families Forward: Affordable Housing Acquisition \$399,686 (CDBG) Community Housing Development Organization (CHDO) Affordable Housing Acquisition and Rehabilitation \$307,012 (HOME)

2	Project Name	Affordable Housing Preservation
	Target Area	Citywide
	Goals Supported	Affordable Housing Preservation
	Needs Addressed	Preserve the supply of affordable housing
	Funding	HOME: \$569,751 CDBG: \$93,052
	Description	Preservation of the quality of existing affordable housing stock occupied by low- and moderate-income households.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 19 low- and moderate-income families will benefit from the proposed activities.
	Location Description	Citywide
	Planned Activities	City of Irvine: Residential Rehabilitation Program (15 household housing units) \$569,751 – HOME City of Irvine: One Irvine Energy Efficiency Program (4 household housing units) \$93,052 - CDBG

3	Project Name	Fair Housing Services
	Target Area	Citywide
	Goals Supported	Fair Housing Services
	Needs Addressed	Ensure equal access to housing opportunities
	Funding	CDBG: \$17,119
	Description	Affirmatively further fair housing choice through the provision of fair housing education, counseling, anti-discrimination and landlord-tenant mediation services.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 275 people will benefit from the proposed activity.
	Location Description	Citywide
	Planned Activities	Fair Housing Foundation: Fair Housing Services (275 people) \$17,119

4	Project Name	Youth Services
	Target Area	Citywide
	Goals Supported	Youth Services
	Needs Addressed	Provide public services for low-income residents
	Funding	CDBG: \$106,662
	Description	Provide youth with appropriate health, fitness, recreational, educational and other services to support the emotional and developmental well-being of children and youth from low- and moderate-income families.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 465 people will benefit from the proposed activities.
	Location Description	Citywide
	Planned Activities	<p>Assistance League of Irvine: Operation School Bell (400 people) \$40,000</p> <p>Court Appointed Special Advocates (CASA): Transitional Age Youth Program (30 people) \$16,662</p> <p>Irvine Children's Fund: Before and After School Child Care (35 people) \$50,000</p>

5	Project Name	Senior Services
	Target Area	Citywide
	Goals Supported	Senior Services
	Needs Addressed	Provide public services for low-income residents
	Funding	CDBG: \$50,670
	Description	Provide seniors with quality supportive services so elderly residents can live as independently as possible.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 285 people will benefit from the proposed activities.
	Location Description	Citywide
	Planned Activities	City of Irvine: Meals on Wheels (200 people) \$18,966 Irvine Adult Day Health Services: Skilled Nursing Care Program (85 people) \$31,704

6	Project Name	Special Needs Services
	Target Area	Citywide
	Goals Supported	Special Needs Services
	Needs Addressed	Public services for residents with special needs
	Funding	CDBG: \$12,000
	Description	Provide special needs services including, but not limited, to those concerned with disabilities, domestic violence, substance abuse and HIV/AIDS.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 32 people will benefit from the proposed activities.
	Location Description	Citywide
	Planned Activities	Human Options: Domestic Violence Services Program (32 people) \$12,000

7	Project Name	Homelessness Prevention Services
	Target Area	Citywide
	Goals Supported	Homelessness Prevention Services
	Needs Addressed	Prevent and eliminate homelessness
	Funding	CDBG: \$89,822
	Description	Support a continuum of services in Orange County to prevent and eliminate homelessness including, but not limited to, homelessness prevention programs, emergency shelter programs, and transitional housing.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 235 people will benefit from the proposed activities.
	Location Description	Citywide
	Planned Activities	<p>Families Forward: Transitional Housing Program (100 people) \$30,000</p> <p>Project Self-Sufficiency: Homelessness Prevention (50 people) \$20,000</p> <p>South County Outreach: Homelessness Prevention (55 people) \$20,000</p> <p>StandUp For Kids: Street Outreach to Homeless Youth (30 people) \$19,822</p>

8	Project Name	Emergency Solutions Grant
	Target Area	Citywide
	Goals Supported	Homelessness Prevention Services
	Needs Addressed	Prevent and eliminate homelessness
	Funding	ESG: \$144,115
	Description	Support a continuum of services in Orange County to prevent and eliminate homelessness including, but not limited to, homelessness prevention programs, emergency shelter programs, and transitional housing.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 50 people will benefit from the proposed activities.
	Location Description	Citywide
	Planned Activities	Homelessness Prevention, Administration and Homeless Management Information System

9	Project Name	City of Irvine Public Facilities Improvements
	Target Area	Citywide
	Goals Supported	City of Irvine Public Facility Improvements
	Needs Addressed	Improve City public facilities and infrastructure
	Funding	CDBG: \$824,709
	Description	Improve City of Irvine public facilities and infrastructure to benefit low- and moderate-income residents or those presumed under HUD regulations to be low- and moderate-income such as the elderly and disabled adults.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 14,270 disabled adults in the City of Irvine will benefit from the proposed activities according to HUD-supplied data.
	Location Description	Bommer Canyon Park: 11 Bommer Canyon Road North El Camino Real Willows Park: 4562 Ranchgrove North El Camino Real Presley Park: 4732 Karen Ann Lane
	Planned Activities	City of Irvine: Bommer Canyon Park ADA Improvements \$653,543 City of Irvine: El Camino Real ADA Improvements \$171,166

10	Project Name	Other Public Facility Improvements
	Target Area	Citywide
	Goals Supported	Other Public Facility Improvements
	Needs Addressed	Improve other public facilities and infrastructure
	Funding	CDBG: \$191,665
	Description	Improve facilities located in the City of Irvine that are owned by nonprofit organizations or other public entities and are open, accessible and used by qualifying low- and moderate-income residents, or those presumed under HUD regulations to be low- and moderate-income such as the elderly and disabled adults.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 30 unduplicated people will benefit from the rehabilitation of this public facility during the year.
	Location Description	Confidential Location
	Planned Activities	Human Options Shelter Rehabilitation \$191,665

11	Project Name	Program Administration
	Target Area	Citywide
	Goals Supported	Not applicable
	Needs Addressed	Not applicable
	Funding	CDBG: \$368,364 HOME: \$75,966
	Description	This project will provide for the administration of the CDBG and HOME programs.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Not applicable
	Location Description	Citywide
	Planned Activities	City of Irvine Neighborhood Services Division: CDBG Program Administration \$368,364 City of Irvine Neighborhood Services Division: HOME Program Administration \$75,966

AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

All CDBG, ESG, and HOME funds will be directed toward activities benefitting low- and moderate-income residents citywide.

Table 10 - Geographic Distribution

Target Area	Percentage of Funds
Citywide	100%

Rationale for the priorities for allocating investments geographically

Not applicable.

Discussion

Based on the Strategic Plan, the City is allocating 100 percent of its non-administrative CDBG, ESG, and HOME investments for Program Year 2019-2020 to projects and activities that benefit low- and moderate-income people throughout the City.

AP-55 Affordable Housing – 91.220(g)

Introduction

Two high priority affordable housing needs are identified in the 2015-2019 Consolidated Plan and two Strategic Plan goals are established to provide the framework necessary to invest CDBG and HOME funds to address the affordable housing needs of the City.

Expand the Supply of Affordable Housing

Based on evaluation of ACS and 2007-2011 Comprehensive Housing Affordability Strategy (CHAS) data, there is a high need for additional rental housing units affordable for households earning less than 80 percent of AMI. Of the households earning 0-80 percent of AMI, 17,404 are cost burdened households (paying more than 30 percent of their income for housing). Additionally, 11,551 of the cost burdened households are considered severely cost burdened households (paying more than 50 percent of their income for housing). Of the 11,551 severely cost burdened households, 7,409 are renters. Of those severely cost burdened renter households, 6,340 households earn less than 50 percent of AMI and are considered the most at risk of becoming homeless.

Preserve the Supply of Affordable Housing

As the City's housing stock ages, a growing percentage of housing units may need rehabilitation to allow them to remain safe and habitable. The situation is of particular concern for low- and moderate-income homeowners who are generally not in a financial position to properly maintain their homes.

The age and condition of Irvine's housing stock is an important indicator of potential rehabilitation needs. Commonly, housing over 15 years of age will exhibit deficiencies in terms of paint, weatherization, heating/air-conditioning systems, hot water heaters and finish plumbing fixtures. Housing over 30 years of age will typically require some form of major rehabilitation, such as roof replacement, foundation work and plumbing systems.

According to CHAS data showing the year that housing units were built categorized by owner and renter tenure:

- 14,024 or 35.6 percent of the 39,390 owner-occupied housing units built between 15 and 34 years ago (1980 - 1999).
- 15,537 or 39.4 percent of the 39,390 owner-occupied housing units in Irvine were built 34 or more years ago (prior to 1980).
- 14,425 or 40.8 percent of the 35,321 renter-occupied housing units in Irvine were built

between 15 and 34 years ago (1980 - 1999).

- 7,348 or 20.8 percent of the 35,321 renter-occupied housing units in Irvine were built 34 or more years ago (prior to 1980).

Preservation of the physical and functional integrity of existing housing units occupied by low- and moderate-income households is a cost-effective way to invest limited resources to retain existing housing units that are already affordable to low- and moderate-income households in the community. Addressing substandard housing conditions through housing preservation activities ensures that all economic segments of the community have the opportunity to live in decent housing that meets local standards. Housing preservation is rated as a high priority need based on the demand for service reported by the City's Community Development Department and responses to the 2015-2019 Consolidated Plan Needs Assessment Survey.

Table 11 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households to be Supported	
Homeless	1
Non-Homeless	19
Special-Needs	0
Total	20

Table 12 - One Year Goals for Affordable Housing by Support Type

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	0
Rehabilitation of Existing Units	19
Acquisition of Existing Units	1
Total	20

Discussion

The Strategic Plan identifies a high priority need to expand the supply of affordable housing and a high priority need to preserve the supply of affordable housing. During the 2019-2020 Program Year, the City of Irvine will create one new unit of affordable rental housing by granting CDBG funds to Families Forward for the acquisition of a condominium. The City will invest HOME and CDBG funds in the preservation of approximately 19 owner-occupied housing units through the Residential Rehabilitation Program and through the new One Irvine Energy Efficiency Program.

AP-60 Public Housing – 91.220(h)

Introduction

There are no public housing developments in Irvine. All public housing authority programs administered by the Orange County Housing Authority (OCHA) that provide assistance to Irvine residents consist of housing vouchers and certificates. Irvine residents currently receive assistance from OCHA through the following programs:

- | | |
|--|-----------------|
| • Housing Choice Voucher (Section 8): | 958 vouchers |
| • Continuum of Care Permanent Supportive Housing | 19 certificates |
| • Family Self Sufficiency Vouchers | 26 vouchers |
| • Family Unification Program | 29 vouchers |
| • Non-Elderly Disabled Program | 3 vouchers |
| • Transferred in from other Counties | 259 vouchers |
| • Veterans Administration Supportive Housing | 38 vouchers |

As of March 2019, OCHA administered a total of 11,181 housing vouchers throughout the County. Of these, 1,332 were issued to Irvine residents. Irvine families received 458 housing vouchers, 309 housing vouchers were issued to Irvine households that included members with a disability, and 565 housing vouchers were issued to Irvine’s elderly population.

OCHA monitors all units to ensure they are in adequate condition, meeting the Section 8 Housing Quality Standards.

Actions planned during the next year to address the needs to public housing

OCHA’s stated goals include:

- Apply for additional housing assistance funding and programs that may become available.
- Explore the use of Project-Based Housing Choice Vouchers or other housing funds to promote the construction or acquisition activities that will result in additional units or developments that will serve special needs populations.
- Ensure consistent quality of assisted housing services by maintaining high performer status in Section Eight Management Assessment Program (SEMAP) scores.
- Promote Family Self-Sufficiency incentives and homeownership opportunities for Housing Choice Voucher participants in partnership with local programs and related service providers.
- Expand assisted housing choices by conducting outreach efforts to increase the number of property owners and their participation in housing assistance programs.
- Identify and utilize technology to enhance operational effectiveness and efficiency in

delivery of housing assistance services.

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

OCHA supports resident councils and actively seeks input from PHA residents on the management and implementation of OCHA policies and procedures.

Housing prices in Orange County are so high that homeownership opportunities are limited for OCHA residents. On a limited basis, OCHA has partnered with Habitat for Humanity to provide affordable homeownership units, but these types of efforts are limited.

OCHA also manages a Housing Choice Voucher Homeownership Program that it markets to all OCHA program tenants.

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance

Not applicable. OCHA is designated as a High Performing PHA.

Discussion

Through participation in the Cities Advisory Committee, Irvine continues to support OCHA in effective administration of its limited affordable housing resources. The City also continues to work with OCHA to include the residents with Section 8 Housing Choice Vouchers in the federally-funded programs administered by the City, including any homeownership programs.

AP-65 Homeless and Other Special Needs Activities – 91.220(i)

Introduction

The City will invest CDBG funds during the 2019-2020 Program Year to address high priority needs identified in the 2015-2019 Consolidated Plan including preventing homelessness and providing public services to special needs populations.

Homelessness Prevention Services

The January 2019 bi-annual Point-In-Time Homeless Count (PIT Count) data revealed that on any given night in Orange County, approximately 6,860 people are homeless, up from 4,792 counted in a prior effort undertaken in January 2017. This includes 2,899 people in shelters and 3,961 people without shelter. In Irvine, 127 people were counted who did not have shelter and three people counted who were sheltered, for a total of 130 homeless residents, comprising approximately 1.9 percent of Orange County's homeless population. To address incidences of homelessness in Irvine and to prevent extremely low-income Irvine families from becoming homeless, the City places a high priority on programs that work to prevent homelessness or rapidly assist homeless individuals living in the community. To address this need, the City will support CDBG public service activities that help prevent homelessness and that provide a structured path to stable housing for individuals and families who become homeless. For the 2019-2020 Program Year, the City of Irvine will also invest its first allocation of ESG funds to support homelessness prevention programs.

Services for Residents with Special Needs

Analysis of available data and consultation with organizations providing services for special needs populations revealed a high need for a range of additional services including, but not limited to, those concerned with domestic violence, human trafficking, mental disabilities, physical disabilities, developmental disabilities, veterans, substance abuse/alcoholism and HIV/AIDS.

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

To reach out to unsheltered homeless persons and assess their individual needs for the purpose of connecting them with available emergency shelter and transitional housing resources, the City of Irvine, through its Neighborhood Services Division, Public Safety Department, and Community Services Department will provide information and referrals — primarily to 2-1-1 Orange County. To prevent homelessness, the City Council approved CDBG public service funds for the following activities:

- Families Forward: Housing Program (100 people)
- Project Self-Sufficiency: Homelessness Prevention Program (50 people)
- South County Outreach: Homelessness Prevention Program (55 people)
- StandUp For Kids: Street Outreach to Homeless Youth (30 people)

ESG funding will also be allocated to activities to prevent homelessness; however, specific funding awards to subrecipients will be determined later in the Program Year based on direction from the City Council.

Addressing the emergency shelter and transitional housing needs of homeless persons

To address the emergency shelter and transitional housing needs of homeless persons, the City continues to support the Families Forward Housing Program that provides transitional housing, counseling and case management to families at risk of homelessness. Each year, Families Forward serves approximately 100 unduplicated people.

The City supports StandUp For Kids, an organization that provides street outreach to homeless youth where volunteer staff scouts the streets searching for youth who are homeless, at-risk, aging-out of Foster Care, and runaways. StandUp For Kids provides for basic needs including food, hygiene, clothing and linkage to housing resources.

Additionally, under the Strategic Plan goal for Special Needs Services, the City supports Human Options, an organization providing emergency shelter and support services to victims of domestic violence. The Human Options Family Healing Center is an on-site short-term transitional housing program with five self-contained apartments for abused women and their children who have successfully completed the 30-45 day emergency shelter program and are eligible to participate in the Family Healing Center program for up to three months.

Other organizations in the CoC addressing the emergency shelter and transitional housing needs of homeless persons include Orange Coast Interfaith Shelter, Orange County Rescue Mission and WISEPlace.

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

To address the needs of homeless families, families with children, and veterans and their families, the City supports the Families Forward Housing Program, which provides transitional housing,

counseling and case management to families at risk of homelessness. Each year, Families Forward serves approximately 100 unduplicated people through its housing program. When paired with financial counseling, career coaching and other available case management services, Families Forward makes certain that families are ready to succeed in their transition to permanent housing.

The Project Self-Sufficiency Homelessness Prevention Program provides security deposit assistance, emergency rental assistance, and utility payment assistance for low-income single parents enrolled in college or a vocational program.

The City also supports StandUp For Kids, an organization that provides street outreach to homeless youth, volunteer staff scout the streets searching for youth who are homeless, at-risk, aging-out of foster care, and runaways. StandUp For Kids provides for basic needs including food, hygiene, clothing and linkage to housing resources.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: 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); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs

To help low-income individuals and families avoid becoming homeless, the City provides CDBG public service funds to the South County Outreach Homelessness Prevention program that provides emergency rental assistance to help Irvine residents prevent eviction from their homes in the event of unforeseen economic circumstances. The program also provides emergency utility assistance to prevent service disconnection. The program anticipates serving 60 unduplicated people during the Program Year. Other South County Outreach services that support family well-being include a community food pantry, case management in the development of a self-sufficiency action plan and a computer learning lab.

Discussion

The City of Irvine considers ending and preventing homelessness a high priority and will support activities that help prevent homelessness and that provide a structured path to stable housing for individuals and families who become homeless.

AP-75 Barriers to Affordable Housing – 91.220(j)

Introduction:

A barrier to affordable housing is a public policy or nongovernmental condition that constrains the development or rehabilitation of affordable housing. Barriers can include land use controls, property taxes, state prevailing wage requirements, environmental protection, cost of land and availability of monetary resources. Barriers to affordable housing are distinguished from impediments to fair housing choice in the sense that barriers are lawful and impediments to fair housing choice are usually unlawful.

Based on information gathered during community meetings, the Consolidated Plan Needs Assessment Survey, the 2013-2021 Housing Element and market analysis, the primary barriers to affordable housing in Irvine are housing affordability and the lack of monetary resources necessary to develop and sustain affordable housing. The two barriers are related in that demand for affordable housing exceeds the supply and insufficient resources are available to increase the supply of affordable housing to meet demand.

Actions it planned 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

In the development of the 2013-2021 Housing Element, the City evaluated significant public policies affecting affordable housing development such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges and growth limitations. Based on this evaluation, the City determined that it has taken all appropriate and necessary steps to ameliorate the negative effects of public policies that may have been a barrier to affordable housing. Moreover, the City is actively engaged with affordable housing developers concerning the siting of additional future affordable housing and ensuring that the entitlement process runs smoothly from inception to completion.

Discussion:

To address housing affordability and the lack of monetary resources for affordable housing, the Strategic Plan calls for the investment of a significant portion of CDBG and HOME funds for the development of 225 new affordable rental housing units and the rehabilitation and preservation of 73 existing affordable housing units during the five-year period of the Consolidated Plan. To address these goals:

- The 2015-2016 Action Plan included funds for the development of 80 affordable rental units and the preservation of 15 owner-occupied units.

- The 2016-2017 Action Plan included CDBG and HOME funds for the preservation of 16 owner-occupied units.
- The 2017-2018 Action Plan included CDBG and HOME funds for the preservation of 14 owner-occupied units.
- The 2018-2019 Action Plan included CDBG and HOME funds for the development of 80 affordable rental housing units and the rehabilitation of 14 owner-occupied units.
- This 2019-2020 Action Plan includes HOME funds for the rehabilitation of 15 owner-occupied units and CDBG funds for energy efficiency rehabilitation improvements to four owner-occupied units.

Although the City no longer has access to Redevelopment Housing Set-Aside funds, the City will continue to leverage its CDBG and HOME funds to attract private and other available public resources, including land conveyed to the City for the purpose of affordable housing, to facilitate affordable housing development. This strategy will increase the supply of affordable housing and preserve existing affordable housing in Irvine.

AP-85 Other Actions – 91.220(k)

Introduction:

In the implementation of the 2019-2020 Action Plan, the City will invest CDBG and HOME resources to address obstacles to meeting underserved needs, foster and maintain affordable housing, reduce lead-based paint hazards, reduce the number of poverty-level families, develop institutional structure and enhance coordination between public and private housing and social service agencies.

Actions planned to address obstacles to meeting underserved needs

The primary obstacles to meeting the underserved needs of low- and moderate-income people include lack of funding from federal, state and other local sources, and the high cost of housing that is not affordable to low-income people. To address these obstacles, the City is investing HOME funds through the 2019-2020 Action Plan in the Residential Rehabilitation Program that provides deferred low interest loans or emergency grants to approximately 15 low- and moderate-income homeowners for home improvements, provide public facilities improvements at City of Irvine public facilities to benefit people presumed under HUD regulations to be low- and moderate-income people and those with special needs, and projects that prevent homelessness. Additionally, the City plans to assist four low-income homeowners in the North El Camino Real neighborhood with residential energy efficiency improvements through the new One Irvine Energy Efficiency Program. To address underserved needs, the City is allocating 100 percent of its non-administrative CDBG and HOME investments for Program Year 2019-2020 to projects and activities that benefit low- and moderate-income people or people presumed under HUD regulations to be low- and moderate-income.

Actions planned to foster and maintain affordable housing

In the implementation of the 2019-2020 Action Plan, the City will invest CDBG and HOME funds to preserve and maintain existing affordable housing through the City of Irvine Residential Rehabilitation Program that anticipates providing up to 15 deferred loans of approximately \$25,000 to low- and moderate-income owners of single-family dwellings. Additionally, the City plans to assist four low-income homeowners in the North El Camino Real neighborhood with residential energy efficiency improvements through the new One Irvine Energy Efficiency Program.

Actions planned to reduce lead-based paint hazards

The Residential Lead Based Paint Hazard Reduction Act of 1992 (Title X) emphasizes prevention of childhood lead poisoning through housing-based approaches. To reduce lead-based paint hazards, the City of Irvine Residential Rehabilitation Program will conduct lead-based paint

testing and risk assessments for each property assisted that was built prior to January 1, 1978, and will incorporate safe work practices or abatement into the scope of work as required to reduce lead-based paint hazards in accordance with 24 CFR Part 35.

Actions planned to reduce the number of poverty-level families

The implementation of CDBG and HOME activities meeting the goals established in the 2015-2019 Consolidated Plan-Strategic Plan and this Annual Action Plan will help to reduce the number of poverty-level families by:

- Supporting activities that expand the supply of housing that is affordable to low- and moderate-income households, including the City's Inclusionary Zoning Ordinance (which makes affordable housing an integral part of newly constructed residential projects in the City);
- Supporting a continuum of housing and public service programs to prevent and eliminate homelessness;
- Supporting housing preservation programs that ensure low-income households have a safe, decent and appropriate place to live; and
- Supporting public services through various nonprofits funded by CDBG that serve the community's youth, seniors, families, veterans and those with special needs.

In addition to these local efforts, mainstream state and federal resources also contribute to reducing the number of individuals and families in poverty. Federal programs such as the Earned Income Tax Credit and Head Start provide a pathway out of poverty for families who are ready to pursue employment and educational opportunities. Additionally in California, the primary programs that assist families in poverty are CalWORKS, CalFresh (formerly food stamps) and Medi-Cal. Together these programs provide individuals and families with employment assistance, subsidy for food, medical care, childcare and cash payments to meet basic needs such as housing, nutrition and transportation. Additional services are available to assist persons suffering from substance abuse, domestic violence, and mental illness.

Actions planned to develop institutional structure

The institutional delivery system in Irvine is high-functioning and collaborative — particularly the relationship between local government and the nonprofit sector comprised of a network of capable community-based organizations that are delivering a full range of services to residents. Affordable housing development and preservation activities will be carried out by the Neighborhood Services Division of the Community Development Department in partnership with housing developers and contractors. Public service activities will be carried out by nonprofit organizations and City departments to achieve the Strategic Plan goals. The Neighborhood

Services Division and the Public Works Department will work together with contractors to implement public facility improvement projects.

One of the key ways the City is developing and expanding institutional structure to meet underserved needs is by funding a wide variety of services with CDBG public services grants targeted to youth, seniors, veterans, special needs populations, and individuals or families at risk of homelessness.

Actions planned to enhance coordination between public and private housing and social service agencies

To enhance coordination between public and private housing and social service agencies, the City will continue consulting with and inviting the participation of a wide variety of agencies and organizations involved in the delivery of housing and supportive services to low- and moderate-income residents in Irvine.

Discussion:

With the implementation of the 2019-2020 Action Plan, the City will invest CDBG and HOME resources to address obstacles to meeting underserved needs, foster and maintain affordable housing, reduce lead-based paint hazards, reduce the number of poverty-level families, develop institutional structure and enhance coordination between public and private housing, and social service agencies.

AP-90 Program Specific Requirements – 91.220(I)(1,2,4)

Introduction:

In the implementation of programs and activities under the 2019-2020 Action Plan, the City of Irvine will follow all HUD regulations concerning the use of program income, forms of investment, overall low- and moderate-income benefit for the CDBG program and recapture requirements for the HOME program. The City will use the written standards for providing ESG assistance developed by the County of Orange and ESG Orange County Collaborative members including the Cities of Anaheim, Garden Grove, and Santa Ana. For more information, refer to Appendix B.

Community Development Block Grant Program (CDBG) Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next Program Year and that has not yet been reprogrammed	0
2. The amount of proceeds from Section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	0

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low- and moderate-income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low- and moderate-income. Specify the years covered that include this Annual Action Plan.	100.00%

HOME Investment Partnerships Program (HOME)
Reference 24 CFR 91.220(l)(2)

1. A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:

The City will not use any other forms of investment beyond those identified in Section 92.205.

2. A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:

During the 2019-2020 Program Year, the City of Irvine will not implement any HOME-assisted homebuyer activities. The 2015-2019 Strategic Plan does not include this activity as a high priority need.

3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows:

See above.

4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:

The City does not intend to use HOME funds under the 2019-2020 Action Plan to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds.

Discussion:

In the implementation of programs and activities under the 2019-2020 Action Plan, the City of Irvine will follow all HUD regulations concerning the use of program income, forms of investment, overall low- and moderate-income benefit for the CDBG program and forms of investment for the HOME program.

**Emergency Solutions Grant (ESG)
Reference 91.220 (I) (4)**

1. Include written standards for providing ESG assistance (may include as attachment)

City of Irvine ESG funds will be used for homelessness prevention during the 2019-2020 Program Year. The City and its subrecipients will use the ESG Written Standards adopted by the CoC Board, Commission to End Homelessness Board, and other Orange County ESG recipients including the Cities of Anaheim, Garden Grove and Santa Ana. The Written Standards for Providing ESG Assistance are included in Appendix B.

2. If the Continuum of Care (CoC) has established centralized or coordinated assessment system that meets HUD requirements, describe that centralized or coordinated assessment system.

Provisions in the CoC Program interim rule at 24 CFR 578.7(a)(8) require that CoCs establish a Centralized or Coordinated Assessment System (CES). HUD uses the terms “coordinated entry” and “coordinated entry process” instead of centralized or coordinated assessment system to help avoid the implication that CoCs must centralize the assessment process, and to emphasize that the process is easy for people to access, that it identifies and assesses their needs, and makes prioritization decisions based upon needs. HUD’s primary goals for coordinated entry processes are that assistance is allocated as effectively as possible and that assistance is easily accessible without regard to how or where residents gain access. Most communities lack the resources needed to address all of the needs of people experiencing homelessness.

211OC facilitates the Orange County CES in partnership with Housing and Community Development/Homeless Prevention and the Continuum of Care. CES creates a single point of entry, follows a standardized entry protocol and prioritization for placement policy (Prioritization for Permanent Supportive Housing Opportunities Policy, #CE-CA602-15-001 approved by the Commission to End Homelessness, July 31, 2015) and utilizes a single, standardized assessment tool to screen applicants for available programs throughout Orange County. Individuals and families who need help may dial 2-1-1 or fill out a client form available online at: <https://www.families-forward.org/services/>.

3. Identify the process for making sub-awards and describe how the ESG allocation available to private nonprofit organizations (including community and faith-based organizations).

The City will solicit applications for ESG funds from qualified nonprofit subrecipients with experience implementing homelessness prevention programs. Subrecipient(s) will be required to participate in the Orange County Homeless Provider Network and HMIS in

compliance with CoC standards.

4. If the jurisdiction is unable to meet the homeless participation requirement in 24 CFR 576.405(a), the jurisdiction must specify its plan for reaching out to and consulting with homeless or formerly homeless individuals homeless or formerly homeless individuals in considering policies and funding decisions regarding facilities and services funded under ESG.

The City of Irvine consulted with homeless or formerly homeless individuals as well as homeless service providers in the development of policies and funding strategies for the investment of ESG funds in facilities, services, or other assistance programs eligible pursuant to HUD regulations. A focus group meeting consisting of one formerly homeless resident and four homeless service providers was convened on Tuesday, June 4, 2019 to discuss these topics. The focus group participants agreed that homelessness prevention services was the highest priority need for the City of Irvine's ESG allocation.

5. Describe performance standards for evaluating ESG.

The City's performance standards for the homelessness prevention component of ESG funds to be used during the 2019-2020 Program Year include:

- Verifying that each individual and/or household to receive assistance is at-risk of homelessness;
- Providing rental assistance to prevent homelessness for approximately 50 unduplicated Irvine residents; and
- Taking steps to ensure that those individuals and/or households receiving ESG homelessness prevention assistance have the best opportunity to remain stably housed for a period of at least 12 months subsequent to receiving assistance.

Subrecipients will be required to document both the performance measure (unduplicated people) and the outcome (number of people who remain stably housed 12 months subsequent to assistance). These performance standards will be incorporated into the City's Subrecipient Agreement, and to the extent possible, will be tracked and measured in HMIS.

Discussion

In the implementation of programs and activities under the 2019-2020 Action Plan, the City of Irvine will monitor all subrecipients for compliance with HUD regulations and provide technical assistance as necessary to ensure successful implementation.



**2019-2020 ACTION PLAN
JULY 1, 2019 THROUGH JUNE 30, 2020**

APPENDIX A

- Proof of Publication – Public Hearing and Action Plan Adoption for ESG Amendment
- Proof of Publication – Public Hearing and Action Plan Adoption
- Proof of Publication – Notice of Funding Availability
- 2015-2019 Consolidated Plan Citizen Participation Efforts

Irvine World News

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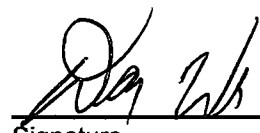
County of Orange

I am a citizen of the United States and a resident of the County aforesaid; I am over the age of eighteen years, and not a party to or interested in the above entitled matter. I am the principal clerk of the Irvine World News, a newspaper that has been adjudged to be a newspaper of general circulation by the Superior Court of the County of Orange, State of California, on August 23, 1990, Case No. A-154653 in and for the City of Irvine, County of Orange, State of California; that the notice, of which the annexed is a true printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

05/09/2019

I certify (or declare) under the penalty of perjury under the laws of the State of California that the foregoing is true and correct:

Executed at Anaheim, Orange County, California, on
Date: May 09, 2019.



Signature

PROOF OF PUBLICATION

Legal No. 0011266887

CCL No. 19-21

CITY OF IRVINE NOTICE OF PUBLIC HEARING City Council Meeting June 11, 2019 4:00 p.m.

Program Description: Pursuant to the United States Department of Housing and Urban Development (HUD) regulations, the City of Irvine has prepared a draft Amendment to the Consolidated Plan for the 2015-19 Program Years and the Action Plan for the 2019-20 Program Year for the purpose of adding the Emergency Solutions Grant (ESG) program. HUD allocated ESG funds to the City of Irvine for the first time starting with the upcoming 2019-20 Program Year. The Consolidated Plan is a five-year strategy for the investment of HUD formula grant funds in the City of Irvine. The Action Plan is the City's annual application to HUD for Community Development Block Grant (CDBG), HOME Investment Partnerships (HOME), and ESG funds. The draft Amendment to the Consolidated Plan adds ESG funds and performance measures to the existing Strategic Plan goal of preventing and eliminating homelessness. The draft Amendment to the Action Plan adds a project for the use of ESG funds.

Citizen Involvement: Do you have any comments? Questions? Concerns? You are invited to attend a public hearing to be held by the City of Irvine on Tuesday, June 11, 2019, at 4 p.m. or soon thereafter in the Irvine City Council Chamber, City Hall, One Civic Center Plaza, Irvine, CA 92606 to provide public comment on the draft Amendment to the Consolidated Plan and the Action Plan.

The City Council is the final decision-making body for these applications. If you challenge the City Council's action on this item in court, you may be limited to raising only those issues, which you or someone else raised at this public hearing or in written correspondence received by the City at, or prior to, the public hearing.

Information Available: Copies of the staff report and other project information will be available for review in the City Clerk's Office, One Civic Center Plaza, Irvine (City Hall), and online at cityofirvine.org by Thursday, May 30, 2019 by 8:00 p.m.

The City of Irvine encourages citizen participation in the CDBG, HOME, and ESG programs grant management process. If you are unable to attend the public hearing, written comments can be forwarded to the Community Development Department: Neighborhood Services Division at the address below. Additionally, a copy of the draft Amendment to the Consolidated Plan and the Action Plan will be available for public review and comment from May 10, 2019 to June 11, 2019 online at cityofirvine.org/cdbg and at the following location:

City of Irvine Community Development Department: Neighborhood Services Division, One Civic Center Plaza, First Floor, Irvine, CA 92606

ADA Compliance: It is the intention of the City of Irvine to comply with the Americans with Disabilities Act in all respects. If, as an attendee at this meeting, you will need special assistance beyond what is normally provided, the City of Irvine will attempt to accommodate you in every reasonable manner. Please contact the City Clerk's office at 949-724-6205. Assisted listening devices are available at the meeting for individuals with hearing impairments. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. (28 CFR 35.102-35.104 ADA Title II)

CITY CONTACT: For more information, contact Charles Kovac, Housing Administrator, at 949-724-7452 or via email at ckovac@cityofirvine.org

PUBLISHED: May 9, 2019 (Irvine World News)

CITY OF IRVINE

By: /s/ Molly M. Perry
Molly M. Perry, MPA, CMC
City Clerk

11266887

RECEIVED
CITY OF IRVINE
CITY CLERK'S OFFICE
2019 MAY 13 AM 9:54

Irvine World News

2190 S. Towne Centre Place
Anaheim, CA 92806
714-796-2209

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CITY OF IRVINE
CITY CLERK'S OFFICE

2019 APR -3 PM 2: 01

5191001

IRVINE, CITY OF- LEGALS
1 CIVIC CENTER PLZ
ATTN: ACCOUNTS PAYABLE
IRVINE, CA 92606-5208

FILE NO. CCL 19-10

AFFIDAVIT OF PUBLICATION

STATE OF CALIFORNIA,

County of Orange

}

SS.

I am a citizen of the United States and a resident of the County aforesaid; I am over the age of eighteen years, and not a party to or interested in the above entitled matter. I am the principal clerk of the Irvine World News, a newspaper that has been adjudged to be a newspaper of general circulation by the Superior Court of the County of Orange, State of California, on August 23, 1990, Case No. A-154653 in and for the City of Irvine, County of Orange, State of California; that the notice, of which the annexed is a true printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

03/21/2019

I certify (or declare) under the penalty of perjury under the laws of the State of California that the foregoing is true and correct:

Executed at Anaheim, Orange County, California, on
Date: March 21, 2019.


Signature

PROOF OF PUBLICATION

Legal No. 0011246715

CCL No. 19-10

CITY OF IRVINE
NOTICE OF PUBLIC HEARING
City Council Meeting
April 23, 2019
4:00 p.m.

Program Description: Pursuant to the United States Department of Housing and Urban Development (HUD) regulations, the City of Irvine has prepared the draft Action Plan for the 2019-2020 Program Year. The Action Plan is the City's application to HUD for Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) funds. The draft Action Plan delineates the projects to be undertaken during the program year using CDBG and HOME funds to address the priority needs and goals noted in the City's 2015-2019 Consolidated Plan.

Citizen Involvement: Do you have any comments? Questions? Concerns? You are invited to attend a public hearing to be held by the City of Irvine on Tuesday, April 23, 2019, at 4 p.m. or soon thereafter in the Irvine City Council Chamber at City Hall, One Civic Center Plaza, Irvine, CA 92606 to provide public comment on the draft Action Plan.

The City Council is the final decision-making body for these applications. If you challenge the City Council's action on this item in court, you may be limited to raising only those issues which you or someone else raised at this public hearing or in written correspondence received by the City at, or prior to, the public hearing.

Information Available: Copies of the staff report and other project information will be available for review by Thursday, April 11, 2019, with the City Clerk, One Civic Center Plaza, Irvine (City Hall).

The City of Irvine encourages citizen participation in the CDBG and HOME program grant management process. If you are unable to attend the public hearing, written comments can be forwarded to the Community Development Department: Neighborhood Services Division at the address below. Additionally, a copy of the draft Action Plan for the 2019-2020 Program Year will be available for public review and comment from March 22, 2019 to April 23, 2019 online at cityofirvine.org/cdbg and at the following location:

City of Irvine Community Development Department: Neighborhood Services Division
One Civic Center Plaza, First Floor
Irvine, CA 92606

ADA Compliance: It is the intention of the City of Irvine to comply with the Americans with Disabilities Act in all respects. If, as an attendee at this meeting, you will need special assistance beyond what is normally provided, the City of Irvine will attempt to accommodate you in every reasonable manner. Please contact the City Clerk's office at 949-724-6205. Assisted listening devices are available at the meeting for individuals with hearing impairments. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. (28 CFR 35.102-35.104 ADA Title II)

CITY CONTACT: For more information, call Charles Kovac, Housing Administrator, at 949-724-7452 or via email at ckovac@cityofirvine.org

PUBLISHED: March 21, 2019 (Irvine World News)

CITY OF IRVINE

By: /s/ Molly M. Perry
Molly M. Perry, MPA, CMC
City Clerk

11246715

Irvine World News

2190 S. Towne Centre Place Suite 100
Anaheim, CA 92806
714-796-2209

5191001

IRVINE, CITY OF- LEGALS
1 CIVIC CENTER PLZ
ATTN: ACCOUNTS PAYABLE
IRVINE, CA 92606-5208

FILE NO. CDBG

AFFIDAVIT OF PUBLICATION

STATE OF CALIFORNIA, }

County of Orange

SS.

I am a citizen of the United States and a resident of the County aforesaid; I am over the age of eighteen years, and not a party to or interested in the above entitled matter. I am the principal clerk of the Irvine World News, a newspaper that has been adjudged to be a newspaper of general circulation by the Superior Court of the County of Orange, State of California, on August 23, 1990, Case No. A-154653 in and for the City of Irvine, County of Orange, State of California; that the notice, of which the annexed is a true printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

10/25/2018

I certify (or declare) under the penalty of perjury under the laws of the State of California that the foregoing is true and correct:

Executed at Anaheim, Orange County, California, on
Date: November 29, 2018.



Signature

PROOF OF PUBLICATION

Legal No. 0011180086

CITY OF IRVINE NOTICE OF FUNDING AVAILABILITY Community Development Block Grant and HOME Investment Partnerships Programs

INFORMATION AVAILABLE: The City of Irvine anticipates receiving Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) program funds from the United States Department of Housing and Urban Development for qualifying projects and programs during the 2019-20 Fiscal Year. The City of Irvine will be conducting Technical Workshops on Tuesday, November 6, 2018, at the Las Lomas Community Center located at 10 Federation Way, Irvine, California, 92603. The Technical Workshop for CDBG public service programs will be held from 10:00 a.m. to 11:00 a.m. A separate Technical Workshop for CDBG and HOME capital projects will be held from 1:00 p.m. to 2:00 p.m. Workshop attendees will be provided an application packet. Interested applicants are strongly encouraged to attend.

For those not able to attend the Technical Workshops, application packets will be available beginning November 7, 2018 at City of Irvine Community Development Department located at 1 Civic Center Plaza, City Hall, First Floor, Irvine, California, 92606 or on the City's website at www.cityofirvine.org/cdbg. Applications are due no later than Tuesday, December 18, 2018 at 5:00 p.m. at the City of Irvine Community Development Department - Neighborhood Services Division at the above address. Applications received after this date and time will not be accepted.

It is the intent of the City of Irvine to comply with the Americans with Disabilities Act. If, as an attendee to the workshop, you will need special assistance, please contact Kim Radding, Administrative Secretary, at 949-724-7444, 711 Relay at 949-724-7444, or via email at kradding@cityofirvine.org at least 48 hours prior to the meeting. TDD/Voice 949-724-6607.

CITY CONTACT: For more information, please contact Charles Kovac, Housing Administrator, at 949-724-7452 or ckovac@cityofirvine.org.

NOTICE DATE: October 11, 2018

PUBLISHED: October 11, and October 25, 2018 (Irvine World News)

POST UNTIL: December 18, 2018

11180086

Irvine World News

2190 S. Towne Centre Place Suite 100
Anaheim, CA 92806
714-796-2209

5191001

IRVINE, CITY OF- LEGALS
1 CIVIC CENTER PLZ
ATTN: ACCOUNTS PAYABLE
IRVINE, CA 92606-5208

FILE NO. CDBG

AFFIDAVIT OF PUBLICATION

STATE OF CALIFORNIA, }

SS.

County of Orange

I am a citizen of the United States and a resident of the County aforesaid; I am over the age of eighteen years, and not a party to or interested in the above entitled matter. I am the principal clerk of the Irvine World News, a newspaper that has been adjudged to be a newspaper of general circulation by the Superior Court of the County of Orange, State of California, on August 23, 1990, Case No. A-154653 in and for the City of Irvine, County of Orange, State of California; that the notice, of which the annexed is a true printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

10/11/2018

I certify (or declare) under the penalty of perjury under the laws of the State of California that the foregoing is true and correct:

Executed at Anaheim, Orange County, California, on
Date: November 29, 2018.



Signature

PROOF OF PUBLICATION

Legal No. 0011180086

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CITY CONTACT: For more information, please contact Charles Kovac, Housing Administrator, at 949-724-7452 or ckovac@cityofirvine.org.

NOTICE DATE: October 11, 2018

PUBLISHED: October 11, and October 25, 2018 (Irvine World News)

POST UNTIL: December 18, 2018

11180086



**2015/2019 CONSOLIDATED PLAN
JULY 1, 2015 THROUGH JUNE 30, 2020**

Citizen Participation and Consultation

- Proof of Publication – Public Hearing & Adoption
- Proof of Publication – 1st Public Hearing
- Proof of Publication – Community Meetings



PUBLIC NOTICE

NOTICE OF PUBLIC HEARING AND PUBLIC COMMENT PERIOD FOR THE CITY OF IRVINE 2015-2019 CONSOLIDATED PLAN, CITIZEN PARTICIPATION PLAN, ANALYSIS OF IMPEDIMENTS TO FAIR HOUSING CHOICE AND 2015-2016 ACTION PLAN

Pursuant to the United States Department of Housing and Urban Development (HUD) regulations, the City of Irvine has prepared a 2015-2019 Consolidated Plan, Citizen Participation Plan, Analysis of Impediments to Fair Housing Choice and 2015-2016 Action Plan.

The 2015-2019 Consolidated Plan is a planning document that identifies the City's affordable housing and community development short and long-term needs, priorities and goals. It also outlines the strategies and timelines for achieving the City's goals as required to receive an estimated \$9.8 million of federal Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) funds combined over the five year period of the Consolidated Plan beginning July 1, 2015, and ending June 30, 2020 to cover grant years 2015-2019.

The Citizen Participation Plan sets forth the policies and procedures to encourage citizen participation, especially low and moderate-income citizens, in the planning, implementation and assessment of HUD-funded programs and projects.

The Analysis of Impediments to Fair Housing Choice (AI) identifies impediments to fair housing, conditions in which individuals of similar income levels in the same housing market may have housing choice influenced by race, color, ancestry, national origin, religion, age, sex, disability, marital status, familial status, source of income, sexual orientation or similar factors. The AI reviews public and private policies, practices and procedures affecting housing choice and recommends actions to address any identified potential impediments.

The 2015-2016 Action Plan is the City's application to HUD for CDBG and HOME funds delineating the projects to be undertaken during the program year. The Action Plan identifies the federal and other resources expected to be used to address the priority needs and goals noted in the Consolidated Plan.

Notice is hereby given that a copy of these draft documents will be available to the public for review and comment from March 27, 2015, to April 28, 2015, at the Community Development Department, Housing Division, 1 Civic Center Plaza, Irvine, California 92606 and online at: <http://www.cityofirvine.org/cdbg>

In addition, the Irvine City Council will conduct a public hearing on April 28, 2015, at 4:00 p.m. or soon thereafter in the City Council Chamber at Irvine City Hall, 1 Civic Center Plaza, Irvine, California, 92606. The purpose of the public hearing is as follows:

- a. To receive public comments, suggestions or other information for consideration prior to approving the 2015-2019 Consolidated Plan, Citizen Participation Plan, Analysis of Impediments to Fair Housing Choice and 2015-2016 Action Plan.
- b. To approve the 2015-2019 Consolidated Plan, Citizen Participation Plan, Analysis of Impediments to Fair Housing Choice and 2015-2016 Action Plan.

Interested citizens are invited to submit written comments and/or attend the public hearing to offer comments, suggestions or other information for consideration by the Irvine City Council. Written comments must be submitted at least 48 hours prior to the meeting to Steve Holtz, Housing Administrator, City of Irvine Housing Division, P.O. Box 19575, Irvine, CA 92623-9575.

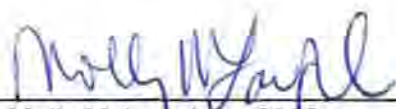
Additional information regarding the City of Irvine's CDBG and HOME programs may be obtained from Steve Holtz at 949-724-7454.

If, you challenge the City Council's action on this item in court, you may be limited to raising only those issues which you or someone else raised at this public hearing or in written correspondence received by the City at, or prior to, the public hearing.

It is the intention of the City of Irvine to comply with the Americans with Disabilities Act in all respects. If, as an attendee at this meeting, you will need special assistance beyond what is normally provided, the City of Irvine will attempt to accommodate you in every reasonable manner. Please contact the City Clerk's office at 949-724-6205. Assisted listening devices are available at the meeting for individuals with hearing impairments. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. (28 CFR 35. 102-35. 104 ADA Title II)

CITY OF IRVINE

By: _____


Molly McLaughlin, CMC
City Clerk

Published by:
Publication Date:

Irvine World News
March 26, 2015
April 9, 2015

AFFIDAVIT OF PUBLICATION

STATE OF CALIFORNIA,)
) ss.
 County of Orange)

I am a citizen of the United States and a resident of the County aforesaid; I am over the age of eighteen years, and not a party to or interested in the above entitled matter. I am the principal clerk of the **Irvine World News**, a newspaper that has been adjudged to be a newspaper of general circulation by the Superior Court of the County of Orange, State of California, on August 23, 1990, Case No. A-154653 in and for the City of Irvine, County of Orange, State of California; that the notice, of which the annexed is a true printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

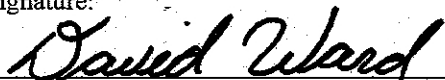
March 26, April 9, 2015

"I certify (or declare) under the penalty of perjury under the laws of the State of California that the foregoing is true and correct":

Executed at Santa Ana, Orange County, California on

Date April 9, 2015

Signature:



Irvine World News
 625 N. Grand Ave.
 Santa Ana, CA 92701
 (714) 796-2209

PROOF OF PUBLICATION

**CITY OF IRVINE
 PUBLIC NOTICE
 NOTICE OF PUBLIC HEARING AND PUBLIC COMMENT PERIOD FOR
 THE CITY OF IRVINE 2015-2019 CONSOLIDATED PLAN, CITIZEN
 PARTICIPATION PLAN, ANALYSIS OF IMPEDIMENTS TO FAIR
 HOUSING CHOICE AND 2015-2016 ACTION PLAN**

CCL No. 15-13

Pursuant to the United States Department of Housing and Urban Development (HUD) regulations, the City of Irvine has prepared a 2015-2019 Consolidated Plan, Citizen Participation Plan, Analysis of Impediments to Fair Housing Choice and 2015-2016 Action Plan.

The 2015-2019 Consolidated Plan is a planning document that identifies the City's affordable housing and community development short and long-term needs, priorities and goals. It also outlines the strategies and timelines for achieving the City's goals as required to receive an estimated \$9.8 million of federal Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) funds combined over the five year period of the Consolidated Plan beginning July 1, 2015, and ending June 30, 2020 to cover grant years 2015-2019.

The Citizen Participation Plan sets forth the policies and procedures to encourage citizen participation, especially low and moderate-income citizens, in the planning, implementation and assessment of HUD-funded programs and projects.

The Analysis of Impediments to Fair Housing Choice (AI) identifies impediments to fair housing, conditions in which individuals of similar income levels in the same housing market may have housing choice influenced by race, color, ancestry, national origin, religion, age, sex, disability, marital status, familial status, source of income, sexual orientation or similar factors. The AI reviews public and private policies, practices and procedures affecting housing choice and recommends actions to address any identified potential impediments.

The 2015-2016 Action Plan is the City's application to HUD for CDBG and HOME funds delineating the projects to be undertaken during the program year. The Action Plan identifies the federal and other resources expected to be used to address the priority needs and goals noted in the Consolidated Plan.

Notice is hereby given that a copy of these draft documents will be available to the public for review and comment from March 27, 2015, to April 28, 2015, at the Community Development Department, Housing Division, 1 Civic Center Plaza, Irvine, California 92606 and online at: <http://www.cityofirvine.org/cdbg>

In addition, the Irvine City Council will conduct a public hearing on April 28, 2015, at 4:00 p.m. or soon thereafter in the City Council Chamber at Irvine City Hall, 1 Civic Center Plaza, Irvine, California, 92606. The purpose of the public hearing is as follows:

- To receive public comments, suggestions or other information for consideration prior to approving the 2015-2019 Consolidated Plan, Citizen Participation Plan, Analysis of Impediments to Fair Housing Choice and 2015-2016 Action Plan.
- To approve the 2015-2019 Consolidated Plan, Citizen Participation Plan, Analysis of Impediments to Fair Housing Choice and 2015-2016 Action Plan.

Interested citizens are invited to submit written comments and/or attend the public hearing to offer comments, suggestions or other information for consideration by the Irvine City Council. Written comments must be submitted at least 48 hours prior to the meeting to Steve Holtz, Housing Administrator, City of Irvine Housing Division, P.O. Box 19575, Irvine, CA 92623-9575.

Additional information regarding the City of Irvine's CDBG and HOME programs may be obtained from Steve Holtz at 949-724-7454.

If, you challenge the City Council's action on this item in court, you may be limited to raising only those issues which you or someone else raised at this public hearing or in written correspondence received by the City at, or prior to, the public hearing.

It is the intention of the City of Irvine to comply with the Americans with Disabilities Act in all respects. If, as an attendee at this meeting, you will need special assistance beyond what is normally provided, the City of Irvine will attempt to accommodate you in every reasonable manner. Please contact the City Clerk's office at 949-724-6205. Assisted listening devices are available at the meeting for individuals with hearing impairments. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. (28 CFR 35. 102-35. 104 ADA Title II)

CITY OF IRVINE

By: /s/ Molly McLaughlin
 Molly McLaughlin, CMC
 City Clerk

Published by: Irvine World News March 26, April 9, 2015 10029964

AFFIDAVIT OF PUBLICATION

STATE OF CALIFORNIA,)
) ss.
County of Orange)

I am a citizen of the United States and a resident of the County aforesaid; I am over the age of eighteen years, and not a party to or interested in the above entitled matter. I am the principal clerk of the **Irvine World News**, a newspaper that has been adjudged to be a newspaper of general circulation by the Superior Court of the County of Orange, State of California, on August 23, 1990, Case No. A-154653 in and for the City of Irvine, County of Orange, State of California; that the notice, of which the annexed is a true printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

February 19, 2015

"I certify (or declare) under the penalty of perjury under the laws of the State of California that the foregoing is true and correct":

Executed at Santa Ana, Orange County, California on

Date February 19, 2015

Signature



Irvine World News
625 N. Grand Ave.
Santa Ana, CA 92701
(714) 796-2209

PROOF OF PUBLICATION

CCL No. 15-04

**NOTICE OF PUBLIC HEARING AND PUBLIC COMMENT PERIOD
FOR THE CITY OF IRVINE DRAFT 2015-2019 STRATEGIC PLAN**

Pursuant to United States Department of Housing and Urban Development (HUD) regulations, the City of Irvine has prepared a draft Strategic Plan for the 2015-2019 Consolidated Plan. The Consolidated Plan is a HUD mandated document that assesses the City's housing and community development needs and is intended to guide the strategic investment of Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) funds. Within the Consolidated Plan is the Strategic Plan, which establishes priorities for addressing housing and community development needs of the City. HUD regulations require both plans to be updated every three to five years. The City's Consolidated Plan and Strategic Plan must be updated this year to cover fiscal years 2015-2019. These updates are due to HUD by May 15, 2015.

Notice is hereby given that the City of Irvine has prepared a draft 2015-2019 Strategic Plan. A copy of the draft 2015-2019 Strategic Plan will be available to the public for review and comment from February 24, 2015 to March 10, 2015, at the Community Development Department, 1 Civic Center Plaza, Irvine, California, 92606.

Notice is also hereby given that the Irvine City Council will conduct a Public Hearing to solicit public comments on the draft 2015-2019 Strategic Plan on March 10, 2015, at 4:00 p.m., or soon thereafter, in the Irvine City Council Chamber at Irvine City Hall, 1 Civic Center Plaza, Irvine, California, 92606.

Interested citizens are invited to submit written comments and/or attend the public hearing to offer comments for consideration by the Irvine City Council. Written comments must be submitted at least 48 hours prior to the meeting to Steve Holtz, Housing Administrator, City of Irvine Housing Division, P.O. Box 19575, Irvine, CA 92623-9575.

Additional information regarding the City of Irvine's CDBG and HOME programs may be obtained from Steve Holtz at 949-724-7444. The City of Irvine is committed to providing reasonable accommodation for persons with special needs and non-English speaking individuals. If you require these accommodations, please call for assistance at 949-724-6205 at least 48 hours prior to the meeting.

Publication Date: February 19, 2015. Irvine World News 10016236

RECEIVED
CITY OF IRVINE
CITY CLERK'S OFFICE
2015 MAR -6 PM 2:53

PROOF OF PUBLICATION

STATE OF CALIFORNIA,)
) ss.
County of Orange)

I am a citizen of the United States and a resident of the County aforesaid; I am over the age of eighteen years, and not a party to or interested in the above entitled matter. I am the principal clerk of the **Irvine World News**, a newspaper that has been adjudged to be a newspaper of general circulation by the Superior Court of the County of Orange, State of California, on August 23, 1990, Case No. A-154653 in and for the City of Irvine, County of Orange, State of California; that the notice, of which the annexed is a true printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

May 22, 2014

“I certify (or declare) under the penalty of perjury under the laws of the State of California that the foregoing is true and correct”:

Executed at Santa Ana, Orange County,
California on

Date May 22, 2014

Signature: _____

Irvine World News
625 N. Grand Ave.
Santa Ana, CA 92701
(714) 796-2209

PROOF OF PUBLICATION

**CITY OF IRVINE
Public Notice
Workshops to Receive Public Input on the
Preparation of the City of Irvine's 2015-2019
Consolidated Plan and 2015-16 Action Plan**

The City of Irvine is in the process of preparing its 2015-2019 Consolidated Plan, a five year master plan that is required for the City to receive entitlement grant funding from the U.S. Department of Housing and Urban Development (HUD). The City of Irvine receives Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) funding on an annual basis from HUD and in order to continue receiving these funds the City must prepare and submit a Consolidated Plan to HUD by May 15, 2015. The 2015-2019 Consolidated Plan will describe CDBG and HOME program housing and community needs for the next five years that will be identified through a series of workshops and public hearings.

The City of Irvine expects to receive approximately \$6,150,000 in CDBG and \$2,300,000 in HOME funding during the five years of the proposed 2015-2019 Consolidated Plan. On an annual basis the City expects to receive approximately \$1,230,000 in CDBG and \$460,000 in HOME funds.

Two community workshops have been scheduled to receive input from Irvine residents regarding long and short term community needs for inclusion in the 2015-2019 Consolidated Plan. Irvine residents, volunteer groups, community based organizations and nonprofit organizations are encouraged to attend. The date, time and location of the workshops are as follows:

Thursday, June 5, 2014
6:30 p.m.

Irvine City Hall, Conference Room L102
1 Civic Center Plaza, Irvine, CA 92606

Thursday, June 19, 2014
10:00 a.m.

Lakeview Senior Center
20 Lake Road, Irvine, CA 92604

If you are unable to attend the meeting, but would like to provide input concerning the 2015-2019 Consolidated Plan, please contact Steve Holtz, Housing Administrator, at 949-724-7452 or sholtz@ci.irvine.ca.us. Copies of the 2015-2019 Consolidated Plan survey will also be made available on the City website at www.cityofirvine.org/cdbg.

It is the intention of the City of Irvine to comply with the Americans With Disabilities Act in all respects. If, as an attendee or a participant at the meeting, you will need special assistance beyond what is normally provided, the City of Irvine will attempt to accommodate you in every reasonable manner. Please contact Kim Radding, Administrative Secretary at 949-724-7444. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to these meetings.

Published: The Irvine World News May 22, 2014 9897532



2019-2020 ACTION PLAN
JULY 1, 2019 THROUGH JUNE 30, 2020

APPENDIX B
Grantee Unique Appendices

- Affordable Housing Inventory
- Written Standards for Providing ESG Assistance
- HOME Program 95% Homeownership Value Limit Analysis per 24 CFR 92.254

Affordable Housing Developments

Project Name	Type	Total Units	Assisted Units/ Income Level	Unit Size	Funding Source(s)	Earliest Date of Conversion
Alegre Apartments	Family	104	38 extremely and 66 very low income units	1, 2, 3 & 4 BR	City of Irvine CDBG & HOME, County of Orange, CA Finance Agency, CA Tax Credits	In perpetuity
Anton Portola Apartments	Family	256	253 very low income units	1 & 2 BR	CA Tax Credits	2116
Avalon Irvine Phase I	Family	280	23 very low income units	1, 2 BR	Developer funded, Density Bonus	2037
Avalon Irvine Phase II	Family	179	12 very low and 7 moderate income units	0, 1, 2 BR	Developer funded, Density Bonus	2041
Avalon Irvine Phase III	Family	156	10 very low and 6 moderate income units	1, 2 BR	Developer funded, Density Bonus	2045
Axis 2300	Family	115	18 low income units	2 BR	Developer funded, Density Bonus	2040
Berkeley Court 1 Berkeley Court 2	Family	152	6 very low units 3 Very low units	1, 2 BR	1998 CSCDA Series A Bond	2042 2044
Camden Apartments	Family	290	15 very low, 15 low, and 28 moderate income units	1, 2 BR	85% Debt, 15% CalPers Equity	2037
Cedar Creek	Family	176	9 very low income units	1, 2 BR	1998 CSCDA Series A Bond	2042
Columbia Court	Family	58	3 very low units	1, 2 BR	1998 CSCDA Series A Bond	2042
Columbus Grove – Savannah (affordable ownership)	Family	13	1 very low and 12 low income units	2, 3 BR	City of Irvine CalHome, CDBG & ADDI	in perpetuity

Affordable Housing Developments

Project Name	Type	Total Units	Assisted Units/ Income Level	Unit Size	Funding Source(s)	Earliest Date of Conversion
Columbus Grove Families Forward units	Family	14	14 Extremely low income units	2,3 BR	Lennar Homebuilders	2037
Cornell Court	Family	109	6 very low income units	1, 2, 3 BR	1998 CSCDA Series A Bond	2042
Cross Creek	Family	136	17 very low income units	2, 3 BR	1998 CSCDA Series A Bond	2040
Dartmouth Court	Family	294	30 very low income units	1, 2 BR	1998 CSCDA Series A Bond	2044
Deerfield	Family	288	5 very low units	1, 2 BR	1998 CSCDA Series A Bond	2042
Doria Apartments Phase I	Family	60	45 extremely low, 14 very low and one moderate income unit	1, 2, 3 BR	Irvine Community Land Trust, City HOME loan and grant, County of Orange HCS, 9% State Tax Credits	2062
Doria Apartments Phase II	Family	74	55 extremely low and 19 very low and low income units	1, 2, 3 BR	Irvine Community Land Trust, City HOME loan and grant, County of Orange HCS, 9% State Tax Credits	2064
Espaira	Family	84	83 very low and one moderate income unit	2, 3 BR	4% Tax Credit Financing, Density Bonus	In Perpetuity
Families Forward	Family	7	7 very low units	2, 3 BR	City CDBG/HOME loans	2037
Families Forward	Transitional	1	1 very low income unit	2 BR	City CDBG/HOME loans	2037

Affordable Housing Developments

Project Name	Type	Total Units	Assisted Units/ Income Level	Unit Size	Funding Source(s)	Earliest Date of Conversion
Granite Court	Family	71	25 extremely low and 46 very low income units	1, 2, 3 BR	Tax exempt bonds, CA Multi-Family Housing Revenue Bond, CA Multi-Family Housing Loan Program, County of Orange HCS, City of Irvine, deferred developer fee	2108
Harvard Court	Family	112	11 very low income units	1, 2 BR	1998 CSCDA Series A Bond	2040
Harvard Manor	Family	161	100 very low income units	1, 2, 3, 4 BR	Section 8	2019
Inn at Woodbridge	Senior	120	20 extremely and 100 very low income units	1, 2 BR	Tax Credits, City of Irvine CDBG	2050
Irvine Community Land Trust scattered site units (8 rental units, 1 ownership unit)	Family	9	9 low income units	2, 3 BR	City In-Lieu fees, CDBG, HOME	In perpetuity
Irvine Inn	Single-Room Occupancy	192	192 very income units	SRO, 0 BR	County of Orange, Tax Credits	2055
Kelvin Court	Family	132	27 very low income units	Studio, 1, 2, 3 BR	Developer funded	2109
Laguna Canyon	Family	120	120 very low income units	1, 2, 3 BR	Tax Exempt Bond, County Tax Credits, CalHFA Bridge Loan, 9% Tax Credit Financing, OC Housing Authority	2060
Luminaira	Family	82	81 very low income and 1 moderate units	2, 3 BR	4% Tax Credit Financing, Density Bonus	In Perpetuity

Affordable Housing Developments

Project Name	Type	Total Units	Assisted Units/ Income Level	Unit Size	Funding Source(s)	Earliest Date of Conversion
Luxaira	Senior (age 55+)	157	156 very low income units	Studio, 1 2 BR	4% Tax Credit Financing, Density Bonus	In Perpetuity
Mariposa Villas	Disabled	40	40 very low income units	1, 2 BR	HUD Section 8 and 202	2033
Metropolis	Family	457	29 VL & 18 Moderate units	0, 1, 2, 3 BR	Developer funded, Density Bonus	2046
Montecito Vista	Family	162	161 extremely low and very low income units	2, 3 BR	City of Irvine HOME & CDBG, County of Orange HOME & Redevelopment, OC Apartment Development Revenue Bonds, Low Income Housing Tax Credit	2061
Northwood Park	Family	168	9 very low income units	1, 2, 3 BR	1998 CSCDA Series A Bond	2042
Northwood Place	Family	604	65 very low income units	1, 2, 3 BR	1998 CSCDA Series A Bond	2040
OC Community Housing Corporation	Family	6	6 very-low income units	2, 3 BR	City of Irvine CDBG	2020
Orchard Park	Family	60	59 very low income units	2, 3, 4 BR	Section 8	2022
Parc Derian	Family	80	9 extremely low and 70 very low income units	1, 2, 3 BR	City of Irvine HOME and AHLDLDA loan, Low Income Housing Tax Credits	2073
Rize Apartments	Family	363	26 very low, 1 Low, 17 Moderate	Studio, 1, 2 BR	Developer Funded	2048
San Leon Villas	Family	248	23 very low income units	1, 2, 3 BR	1998 CSCDA Series A Bond	2040

Affordable Housing Developments

Project Name	Type	Total Units	Assisted Units/ Income Level	Unit Size	Funding Source(s)	Earliest Date of Conversion
San Marco Villas	Family	426	47 very low income units	1, 2, 3 BR	1998 CSCDA Series A Bond	2044
San Marino Villas	Family	199	19 very low income units	1, 2, 3 BR	1998 CSCDA Series A Bond	2040
San Paulo Apartments	Family	382	153 very low income units 20 low and 30 moderate units	1, 2, 3 BR	1998 CSCDA Series A Bond, City of Irvine CDBG, County of Orange	2053 2023
San Remo Villas I	Family	136	13 very low income units	1, 2 BR	1998 CSCDA Series A Bond	2040
San Remo Villas II	Family	112	12 very low income units	1, 2 BR	1998 CSCDA Series A Bond	2044
Santa Alicia	Family	84	34 extremely low and 50 very low income units	1, 2, 3, 4 BR	1998 CSCDA Series A Bond, Tax Credits	2052
Solaira at Pavilion Park	Senior (age 55+)	221	137 very low, 82 low and 2 moderate income units	1, 2 BR	Developer funded, Density Bonus	In perpetuity
Stanford Court	Family	320	32 very low income units	1, 2 BR	1998 CSCDA Series A Bond	2040
The Alton	Family	344	17 Moderate units	1,2 BR	Developer Funded	2046
The Arbor at Woodbury	Family	90	27 extremely low, 45 very low and 18 low income units	1, 2, 3 BR	City CDBG & HOME, County Housing Development, Tax Credits, the Irvine Company	2109

Affordable Housing Developments

Project Name	Type	Total Units	Assisted Units/ Income Level	Unit Size	Funding Source(s)	Earliest Date of Conversion
The Kelvin	Family	194	12 Very Low and 8 Moderate units	0, 1, 2, 3 BR	Developer funded, Density Bonus	2043
The Meadows Mobile Home Park	Senior	360	72 very low, 198 low and 90 moderate income units	2 BR	1998A & 1998B Mobile Home Park Revenue Bond City of Irvine Series	2028
The Residences on Jamboree	Family	381	22 VL, 1 Low, 15 Moderate	0, 1, 2 & 3 BR	Developer Funded, Density Bonus	2046
The Parklands	Family	121	120 very low income units	1, 2, 3, 4 BR	Section 8	2019
Toscana Apartments	Family	562	56 very low and 28 low income units	0, 1, 2 BR	1990 Series B County Bond	2046
Turtle Rock Canyon	Family	217	22 very low income units	1, 2, 3 BR	1998 CSCDA Series A Bond	2044
Villa Hermosa Apartments	Disabled	24	15 EL and 9 very low income units	1, 2 BR	City of Irvine CDBG & HOME, Multi-Family Housing state funds, PRAC/811	2061
Villa Sienna – affordable units in Bldgs 1, 5, 6/7	Family	1,442	149 very low income	0, 1, 2, 3 BR	1998 CSCDA Series PP Multi-Family Bond	2041, 2047 & 2049
Windrow Apartments	Family	96	96 very low income units	1, 2, 3 BR	City of Irvine HOME & Workforce Housing Grant, County of Orange	2060
Windwood Glen	Family	196	10 very low income units	1, 2, 3 BR	1998 CSCDA Series A Bond	2042

Affordable Housing Developments

Project Name	Type	Total Units	Assisted Units/ Income Level	Unit Size	Funding Source(s)	Earliest Date of Conversion
Windwood Knoll	Family	248	60 very low income units	2, 3, 4 BR	Section 8, 1982A County Revenue Bonds	2019
Woodbridge Manor	Senior/ Disabled	165	154 very low and 11 low income units	1 BR	HUD Section 202 Bonds, HUD Section 221 (d) (4) Bonds, County Exempt Multifamily Bonds, 4% Tax Credits, City of Irvine CDBG	2044
Woodbridge Oaks	Family	120	60 very low and 60 low income units	2, 3 BR	Section 8, County CDBG, HUD	2019
Woodbridge Villas	Family	258	39 very low and 21 low income units	2, 3, 4 BR	Section 8, County CDBG, HUD	2022
Woodbridge Willows	Family	200	10 very low income units	1, 2, 3 BR	HUD, County CDBG, Section 8	2042
Woodbury Walk	Family	150	150 very low income units	1, 2, 3 BR	City In-Lieu fees, OC Strategic Priority AH funds, OCDA Set Aside, County HOME funds, 9% LIHTC Tax Credits	2064
Totals		13,238	4,470			

Source: City of Irvine Final 2013-21 Housing Element updated 2015; income levels based on State HCD guidelines. Supplemented February 2019 by Neighborhood Services Division staff.

*These units will remain affordable so long as the Meadows Mobile Home Park is owned by a non-profit with 501(c)(3) status.

Written Standards for Providing ESG Assistance

Note: For the first year of the City of Irvine ESG program, the City will use the Written Standards for Providing ESG Assistance developed by the County of Orange and the ESG Orange County Collaborative included on the following pages.

Emergency Solutions Grant (ESG)

Reference 24 CFR 576.400. 91.220

Emergency Solutions Grant Standards

The County of Orange, through the Orange County Community Services (OCCS), is responsible for coordinating and implementing the ESG Orange County Collaborative. The Emergency Solution Grant (ESG) regulations, the Homeless Emergency Assistance and Rapid Transition to Housing (HEARTH) Act, and the Continuum of Care (CoC) Program Interim Rules state that the CoC, in consultation with recipients of ESG program funds within the geographic area, must:

- (1) Establish and consistently follow written standards for providing CoC assistance;
- (2) Establish performance targets appropriate for population and program type; and
- (3) Monitor recipient and sub-recipient performance.

Pursuant to the Code of Federal Regulations 24 CFR Part 578, OCCS in coordination with the ESG jurisdictions and the CoC has developed the following written standards. These standards will apply to all projects and activities that receive County ESG funding. These are intended as basic minimum standards to which subrecipients can make additions and/or enforce more stringent standards applicable to their own projects. In addition, all projects must comply with the funding process under which the project was originally awarded and the HEARTH Act. All programs that receive ESG funding are required to abide by these written standards.

Overview of HEARTH Act

- Approved on May 20, 2009, and amended the McKinney-Vento Homeless Assistance Act.
- Amendments allow for increased flexibility in who may be served and what activities may be carried out.
- Consolidates three separate homeless assistance programs administered by the United States Department of Housing and Urban Development (HUD) under the McKinney-Vento Homeless Assistance Act into a single grant program and creates the ESG Program and the Rural Housing Stability Assistance Program (RHSP).
- Change of focus from homeless shelter to homelessness prevention.

ESG and CoC Coordination & Collaboration

In collaboration with other ESG service providers, these written standards have been developed by ESG grantees within Orange County, including OCCS, the City of Anaheim, City of Garden Grove, City of Santa Ana and CoC. This collaboration allows for input on the standards and implementation process developed by organizations that directly provide homeless and housing services, Rapid Re-housing (R/R), and Homelessness Prevention (HP). The ESG Written Standards have been adopted/approved by the CoC Board, Commission to End Homelessness Board, and City ESG recipients. These written standards will be reviewed and revised at least annually, or as needed, to continue to build upon and refine this document.

Housing First Model

HUD encourages all ESG grantees and subrecipients, as well as the CoC, to implement a "housing first" approach when providing assistance. The housing first approach prioritizes rapid placement and stabilization in permanent housing; it does not have service participation requirements or preconditions (such as sobriety or a minimum income threshold).

Transitional housing and supportive services only projects may also be considered to utilize the housing first approach, if they operate with low-barriers, work to quickly move people into permanent housing, do not require participation in supportive services, and do not require any preconditions for moving into transitional housing.

Universal Assessment

All individuals will be first be assessed using a Pre-Screening Tool. The Pre-Screening Tool serves as a triage tool to determine if the individual or family may be diverted, need prevention assistance, or need be to further assessed to determine what is the best housing intervention for them. If the individual is determined to need further assessed a comprehensive, universal assessment tool called the Vulnerability Index Service Prioritization Decision Assistance Tool (VI-SPDAT) version 2 for Individuals and Families is utilized. This tool guarantees that an individual or family's level of need and eligibility determination are made in an informed, reasonable, and objective manner.

Homeless Management Information System

All subrecipients are required to participate in the Homeless Management Information System (HMIS) per the ESG and CoC Interim Rule (24 CFR 576 and 578). HMIS provides an opportunity to document homelessness and helps to ensure coordination between service providers while avoiding duplication of services and client data.

Reporting – Coordinated Entry System

- The HEARTH Act makes HMIS participation a statutory requirement for ESG recipients and subrecipients. The subrecipients work with the Continuum of Care to ensure the screening, assessment, and referral of program participants are consistent with the written standards.
- The subrecipient will ensure that data on all persons served and all activities assisted under ESG are entered into a community-wide HMIS in the area in which those persons and activities are located.
- Victim service providers cannot, and Legal Services Organizations may choose to not participate in HMIS. Providers that do not participate in HMIS must use a comparable database that produces unduplicated, aggregate reports instead.
- Eligible Cost include, but not limited to the following:
 - Hardware, Equipment and Software Costs
 - Staffing: Paying salaries for operating HMIS
 - Training and Overhead- Technical support, leasing space, and utilities for space used by HMIS staff

Comparable Database for Victim Services

If the sub-recipient is a victim services or a legal services provider that use a comparable database, it may use ESG funds to establish and operate a comparable database that collects client-level data over time and generates unduplicated aggregate reports based on the data. Information entered into a comparable database must be provided to the HMIS Lead, upon request.

Data Sharing Requirement

Data sharing is a multi-directional sharing relationship between multiple organizations. In order to systematically share data, the participating agencies must jointly establish a data sharing network formalized by the execution of guidelines, with the understanding they agree to future updates to the guidelines made by the HMIS Lead.

ESG Agreements

The ESG recipient enters into an agreement with ESG subrecipients. In general, these subrecipient agreements define:

- Key program components or activities (including benchmarks for success);
- Level of ESG funding;
- Anticipated source and amount of matching funds (24CFR 576.201) contributed by the subrecipient;
- Applicable laws and regulations; and
- Documentation or reporting requirements.

Expenditure Limits

Funds used for street outreach and emergency shelter activities will be limited to the greater of:

- 60 percent of the jurisdiction's total current fiscal year (FY) grant for ESG; or
- The amount of FY 2010 ESG grant funds that were committed to street outreach and emergency shelter.

Matching Funds Requirements

- The subrecipient must make matching contributions to supplement the recipient's ESG program in an amount that equals the amount of ESG funds provided by HUD.
- Matching contributions may be obtained from any eligible source, including any Federal source other than the ESG program, as well as state, local, and private sources. Additional requirements apply to matching contributions from a Federal source of funds.
- Matching contributions must be provided after the date that HUD signs the grant agreement.

Uniform Administrative Requirements

The use of ESG funding is subject to the applicable requirements of 2 CFR Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards*. The purpose of 2 CFR Part 200 is to streamline the Federal Government's guidance on administrative requirements to more effectively focus Federal resources on improving performance and outcomes, while ensuring the financial integrity of the Federal programs in partnership with non-federal stakeholders (e.g., grantees and sub-recipients). 2 CFR Part 200 supersedes, consolidates, and streamlines requirements from eight (8) OMB Circulars: A-21, A-87, A-89, A-

102, A-110, A-122, A-133, and A-50. Subrecipients are required to maintain an acceptable general accounting system. A subrecipient's general accounting system must include:

- Independent Single Audit (OMB 2 CFR Part 200.514) All ESG sub-recipients that expend more than \$750,000 of Federal funds (include all Federal sources) in a single year must have a single audit conducted. Copies of the Single Audit must be sent to the County as well as HUD.
- All records must be maintained for a minimum of four (4) years.

Financial Management

Grantees and subrecipients in the ESG program must ensure compliance with regulations and requirements pertaining to the following key areas of financial management outlined in Financial Management Systems (24CFR 85.20 and 24CFR 84.20-28) for the following areas:

- | | |
|------------------------|--------------------------|
| ▪ Usage of funds | ▪ Required funding match |
| ▪ Internal controls | ▪ Budget controls |
| ▪ Cash management | ▪ Accounting controls |
| ▪ Procurement Property | ▪ Asset controls |
| ▪ Audits | |

Documentation of Homelessness

ESG sub-recipients are required to maintain adequate documentation of homelessness status to determine eligibility of persons served by the ESG program.

- A copy of this documentation must be maintained by the subrecipient in the client's or participant's file. Documentation includes 3-day notice to pay or quit, public agency written verification of homelessness, or self-certification of homelessness are examples of required proof to require and maintain in client file.

Qualifications of Homelessness

A person is considered homeless only when he/she resides in one of the following places:

- In places not meant for human habitation such as a car, park, sidewalk, an abandon building, or on the street;
- In an emergency shelter;
- In transitional or supportive housing for homeless persons who originally came from the streets or emergency shelter; or
- In any of the above but is spending a short time (up to 30 consecutive days) in a hospital or other institution.

Monitoring and Site Visits

Monitoring can take a number of forms and can include review of progress reports, telephone consultation, and performance on-site assessments. The three basic goals for oversight and monitoring of the progress and performance of ESG grantees/recipients include:

- Ensure that ESG funds are used effectively to assist homeless individuals and families and that the basic ESG program goals are met;

- Ensure compliance with ESG regulations and program requirements in the usage of funds and in carrying out program activities; and
- Enhance and develop the management capacity of grantees or recipients.

Participation of Homeless Persons in Policy-Making and Operations

Pursuant to 24 CFR 576.405, recipients of ESG funds must provide for the participation of not less than one homeless or formerly homeless persons in a policy-making function within the subrecipient's organization. If the recipient is unable to meet this requirement, they must instead develop and implement a plan to consult with homeless or formerly homeless persons in a policy-making function regarding any facilities, services, or other assistance that received funding under ESG. All subrecipients of ESG funds are required to involve or encourage involvement of participants in the operation of an ESG-funded program or facility.

Termination of Assistance 24 CFR 576.402:

Assistance provided through ESG-funded activities to program participants that violate program requirements may be terminated. Written procedures must describe the specific program requirements and the termination, grievance, or appeal processes; this should include the procedures for a participant to request a hearing regarding the termination of their assistance. The federal regulation at 24 CFR 576.402 describes the termination provision:

(a) If a program participant violates program requirements, the recipient or subrecipient may terminate the assistance in accordance with a formal process established by the recipient or subrecipient that recognizes the rights of individuals affected. The recipient or subrecipient must exercise judgment and examine all extenuating circumstances in determining when violations warrant termination so that a program participant's assistance is terminated only in the most severe cases.

(b) Program participants receiving rental assistance or housing relocation and stabilization services. To terminate rental assistance or housing relocation and stabilization services to a program participant, the required formal process, at a minimum, must consist of:

- (1) Written notice to the program participant containing a clear statement of the reason(s) for termination;
- (2) A review of the decision, in which the program participant is given the opportunity to present written or oral objections before a person other than the person (or a subordinate of that person) who made or approved the termination decision; and
- (3) Prompt written notice of the final decision to the program participant.

(c) Ability to provide further assistance. Termination under this section does not bar the recipient or subrecipient from providing further assistance at a later date to the same family or individual.

Reimbursement Responsibilities

Subrecipients will be responsible to submit reimbursement request, on a monthly basis, for eligible and reasonable expenditures. The following may be included in the reimbursement request. Specific items may vary from jurisdiction to jurisdiction and will be detailed in contracts:

- Request cover page and summary page

- Cancelled checks, bank statements, electronic payment receipts, etc.
- Invoice, bill, contract, lease, etc. (late charges are **not** eligible)
- HMIS reporting

Final

A reimbursement request must be submitted no later than the date specified in the ESG subrecipient agreement.

Five ESG Program Components

The table below compares the two types of eligible ESG clients and which of the five ESG funding components each client group may receive:

Component	Those who are Homeless	Those who are at risk of Homelessness
1. Street Outreach	X	
2. Emergency Shelter	X	
3. Homelessness Prevention		X
4. Rapid Re-housing	X	
5. Homeless Management Information System (HMIS)	X	X

Standards for Programs Components

1. Street Outreach

Eligible Participants: "Unsheltered" individuals and families, meaning those who qualify under paragraph (i) (i) of the definition of "homeless."

Eligible Activities: Essential services to eligible participants provided on the street or in parks, abandoned buildings, bus stations, campgrounds, and in other such settings where unsheltered persons are staying. Staff salaries related to carrying out street outreach activities is also eligible.

Eligible Costs:

Standards for targeting and providing essential services related to Street Outreach include:

- Engagement
Activities to locate, identify, and build relationships with unsheltered homeless people for the purpose of providing immediate support, intervention, and connections with homeless assistance programs and/or mainstream social services and housing programs.
- Case Management
Assessing housing needs, and arranging/coordinating/monitoring the delivery of individualized services.
- Emergency Health Services
Outpatient treatment for urgent medical conditions provided by licensed medical professionals in community-based settings (e.g., streets, parks, and campgrounds) to eligible participants unwilling or unable to access emergency shelter or health care facility.

- **Emergency Mental Health Services**

Outpatient treatment for urgent mental health conditions provided by licensed professionals in community-based settings (e.g., streets, parks, and campgrounds).

- **Transportation**

Travel by outreach workers, social workers, medical professionals or other service providers during the provision of eligible street outreach services.

- **Services to Special Populations**

Address the special needs of homeless youth, victims of domestic violence and related crimes/threats, and/or people living with HIV/AIDS who are literally homeless.

2. Emergency Shelter

Eligible Participants:

Eligible Participants are individuals and families who are homeless.

Eligible Activities:

ESG funds may be used to provide essential services to persons in emergency shelters, major renovation of an emergency shelter, or conversion of a building into an emergency shelter, and shelter operating costs. Staff costs related to carrying out emergency shelter activities is also eligible.

Eligible Costs:

Overview of eligible costs include:

A. Essential Services

Eligible costs to provide essential services to individuals and families who are in an emergency shelter are as follows:

- Case Management
- Life Skills Training
- Child Care
- Education Services
- Employment Assistance and Job Training
- Outpatient Health Services
- Legal Services
- Mental Health Services
- Substance Abuse Treatment Services
- Transportation
- Services for Special Populations

Note: Emergency Shelter agencies must include in their policies and procedures the process of admission, diversion, referral and discharge including standards regarding length of stay and safeguards to meet the safety and shelter needs of special populations and individuals, and families who have the highest barriers to housing and are likely to be homeless the longest.

B. Renovation and Conversion

Eligible costs include labor, materials, tools, and other costs for renovations. When ESG funds are used for renovations, other than major rehabilitation or conversion, the minimum period of use to be maintained as a shelter for homeless individuals and families is three (3) years. If the rehabilitation costs of an emergency shelter exceeds 75 percent of the value of the building

before rehabilitation (major rehabilitation) or if the costs to convert a building into an emergency shelter exceeds 75 percent of the value of the building after the conversion, then the minimum period of use is ten (10) years, including soft costs, or conversion of a building to be used as an emergency shelter. The maximum funding allowed is **\$5,000**.

C. Shelter Operations

Eligible costs are the costs of maintenance necessary for the operation of an emergency shelter. In the case when no appropriate emergency shelter is available for a homeless family or individual, a hotel or motel voucher will also be considered eligible cost. Additional eligible shelter operation costs include the following:

- Maintenance (including minor and/or routine repairs)
- Food
- Insurance
- Rent
- Furnishings
- Security
- Supplies necessary for the operation of the emergency shelter
- Fuel
- Utilities
- Equipment

3. Homelessness Prevention

Eligible Participants:

The purpose of Homelessness Prevention is to prevent persons from becoming homeless in a shelter or an unsheltered situation. Funding may also be used to help such persons regain stability in their current housing or other permanent housing. Eligibility for services applies to individuals and families who are *at imminent risk, or at risk, of homelessness*, meaning those who qualify under paragraph (2) and (3) of the homeless definition or those who qualify as at risk of homelessness. Individuals and families must have an income at, or below, 30% of median family income for the area (AMI).

Eligible Activities:

Eligible activities include the following:

- Housing Relocation and Stabilization Services
- Short- and Medium-Term Rental Assistance

4. Rapid Rehousing

Eligible Participants:

The purpose of Rapid Rehousing is to serve participants who meet the criteria under paragraph (1) of the "homeless" definition in 24 CFR Part 576.2 or who meet the criteria under paragraph (4) of the "homeless" definition and live in an emergency shelter or other place described in paragraph (1) of the "homeless" definition.

Subrecipients must maintain standards to help homeless persons living on the streets or in an emergency shelter transition as quickly as possible into permanent housing, and then, to help such persons achieve stability in that housing.

Eligible participants are individuals and families that are literally homeless currently living in an emergency shelter or place not meant for human habitation.

Eligible Activities:

Eligible activities include the following services:

- Housing Relocation and Stabilization Services
- Short- and Medium-Term Rental Assistance

Housing Relocation and Stabilization Services

The following guidelines apply to both Rapid-Rehousing and Homelessness Prevention.

FINANCIAL ASSISTANCE	SUPPORTIVE SERVICES
Moving costs	Housing search & placement
Rent application fees	Housing Stability Case Management
Last month's rent	Mediation
Utility payments –up to 24 months of payments per program participant (including up to 6 months arrears per service)	Credit repair
Security deposit –equal to no more than 2 months' rent	Legal Services
Standard utility deposits	

Short- and Medium-Term Rental Assistance: Rapid Re-housing/Homelessness Prevention

TYPES OF RENTAL ASSISTANCE	LENGTH OF ASSISTANCE
Short Term Rental Assistance	Up to 3 months
Medium Term Rental Assistance	4 to 24 months
Payment of Rental Arrears	One-time payment for up to 6 months of arrears including late fees.

Lease Requirements 24.CFR 576.107(5)

In compliance with HUD requirements, EDA clarifies that to be in permanent housing, the program participant must be the tenant on a lease for a term of at least one year that is renewable and can only be terminated for cause. The lease must be renewable for terms that are a minimum of one month long. HUD has determined that requiring a lease for a term of at least one year that is renewable and terminable only for cause can assist program participants in obtaining stability in housing, even when the rental assistance is temporary.

PERFORMANCE STANDARDS

The ESG grantee must describe the performance standards for evaluating ESG activities which must be developed in consultation with the Continuum of Care.

Based on standards and goals of the local Continuum of Care, the Orange County ESG Collaborative is proposing the following performance standards for the Emergency Solutions Grant:

Performance Measures for Homelessness Prevention

- a. A reduction in the number of homeless individuals and families seeking emergency shelter services.
- b. Expected Outcome: At least 35% of participants assisted will remain in permanent housing six (6) months after the last assistance was provided under ESG.

Performance Measures for Homeless Rapid Re-Housing

- a. A reduction in the recurrence of homelessness for individuals and families who exit the shelter system.
- b. Expected Outcome: At least 35% of participants assisted will remain in permanent housing six (6) months after the last assistance provided under ESG.

EVALUATION OF ELIGIBILITY

Standard Policies and Procedures for evaluating individuals' and families' eligibility for assistance under Emergency Solutions Grant (ESG).

Building on Established Homeless Prevention or Rapid Re-housing (HPRP) Policies and Procedures

The policies and procedures were originally established based on the provisions of HPRP assistance. The policies and procedures have been modified based upon the checklist of required elements set forth in 24 CFR 576.400 (e)(1) and (e)(3), (91.220 (1)(4)(vi)) and in collaboration with CoC standards will be adopted.

Centralized Pre-Screening and Assessment Available at Multiple Locations

The County of Orange Continuum of Care (CoC) through their Coordinated Entry System (CES) establishes the list of prioritized individuals and available units. Participating agencies are responsible for engaging homeless individuals and families through the use of outreach/in-reach and a standardized vulnerability assessment and intake process that provides referrals to the CES. CES places priority on those who are at highest risk with the most appropriate intervention **rather than** a "first come, first served" approach.

Individuals and families applying for ESG assistance must complete the Pre-Screening Tool as described in the Universal Assessment section. The Pre-Screening Tool may be completed via phone, online, or at established locations, including emergency shelter locations. Dependent on the results of the Pre-Screening Tool and VI-SPDAT, individuals and families will be scheduled an appointment with a case manager for to do an initial consultation and begin eligibility determination.

Basic Eligibility Requirements

- Initial Consultation & Eligibility Determination: The applicant(s) must receive at least an initial consultation and eligibility assessment with a case manager or other authorized representative who can determine eligibility and appropriate type of assistance.
- ESG clients must meet one of the following definitions of homelessness:
 1. Literally homeless
 2. At imminent risk of homelessness
 3. Homeless under Federal Statutes
 4. Fleeing/attempting to flee domestic violence
- Income: The household's total annual income must be below 30 percent of the median family income for the area (AMI)
- Housing Status: Case files must document the current housing status of the household at application. Housing status will be verified through third party verification whenever possible. Self-certification of housing status will be considered on a case by case basis.
- Orange County Residency: All households receiving HPRP assistance under ESG must be residents of Orange County at time of application.
- Unidentifiable financial resources and/or support networks: In order to receive ESG rental financial assistance, applicants must also demonstrate the following:
 1. No appropriate subsequent housing options have been identified;
 2. The household lacks the financial resources to obtain immediate housing or remain in its existing housing; and
 3. The household lacks support networks needed to obtain immediate housing or remain in its existing housing.

POLICIES AND PROCEDURES FOR PROGRAM COORDINATION

Policies and Procedures for coordination among emergency shelter providers, essential service providers, homelessness prevention and rapid re-housing assistance providers, other homeless assistance providers, and mainstream service and housing providers.

The ESG program requires coordination among participating agencies. All ESG subrecipients in Orange County are experienced homeless providers with a demonstrated track record in fiscal management and the provision of housing and supportive services targeted to homeless households. Additionally, the project administration agreement with ESG subrecipients will require coordination among agencies receiving ESG funds to administer Emergency Shelter, essential services, Homelessness Prevention, Rapid Re-housing services, and related assistance, and access to mainstream services and housing providers for clients.

Participation in the Continuum of Care

ESG funded agencies have easy access to membership in the Continuum of Care. The Continuum of Care has member organizations including homeless service providers, veteran service representatives, churches, and government organizations. The Continuum of Care meets on a regular basis and shares information about services among participating agencies. For meeting information you may access the CoC Master Calendar at <http://ocpartnership.net/content/mastercalendar.html>.

Required Client Information and Referrals

To further facilitate collaboration and information sharing, ESG funded agencies will be required to provide the following information and referrals to ESG program participants:

- 2-1-1 hotline for social services
- Social security benefits
- Cal-Works and other income security programs provided by the Orange County Social Service Agency (SSA)
- Cal-Fresh, federally known as Supplemental Nutritional Assistance Program (SNAP)
- Low Income Energy Assistance Programs
- Affordable housing information
- Employment assistance and job training programs
- Health care and mental health services
- Services for victims of domestic violence
- Veteran services
- Specialized services such as legal services and credit counseling

POLICIES AND PROCEDURES FOR DETERMINING ASSISTANCE AND PRIORITIZATION

Policies and Procedures for determining and prioritizing which eligible families and individuals will receive Homelessness Prevention assistance and which eligible families and individuals that will receive Rapid Re-housing assistance.

Once it is determined that the household meets the basic eligibility guidelines noted above, the household will be assessed for the appropriate form(s), level, and duration of financial assistance. The results of this assessment will be formalized in a Housing/Financial Assistance Plan that is signed by both the applicant and the case manager.

Assistance through Homelessness Prevention

Homelessness Prevention assistance will be targeted to households who are at risk of losing their present housing and becoming homeless. While there are many people who are housed and have a great need for rental assistance, not everyone will become homeless without assistance. A risk assessment will be used to assess the household's level of crisis and prioritize those who are at greatest risk of becoming homeless. The assessment tool will include vulnerability criteria including but not limited to; income, housing history, food security, childcare, health care, life skills, and other special needs. Due to the limited amount of funding, assistance will be provided on a first come, first served basis, if the applicant meets the eligibility and risk assessment criteria.*

Assistance through Re-housing

Homeless Rapid Re-housing assistance is intended for individuals or families who meet the homeless definition described in Section 103, 42 USC 11302 of the McKinney Vento Act, as amended by the HEARTH Act. While there are many homeless individuals and families in Orange County at any given night, the Rapid Re-housing assistance will be prioritized for households who are residing in emergency shelters and on the streets. Due to the limited amount of funding, assistance will be provided on a first come, first served basis, if the applicant meets the eligibility and risk assessment criteria.*

** Rapid Re-housing should prioritize people with more challenges, including those with no income, poor employment prospects, troubled rental histories, and criminal records. Providers should link participants with community resources that will help them achieve longer-term stability and well-being.*

DETERMINING SHARE OF RENT AND UTILITY COSTS

Standards for determining the share of rent and utilities costs that each program participant must pay, if any, while receiving Homelessness Prevention or Rapid Re-housing assistance.

Limitations on Assistance – Homelessness Prevention

Orange County's ESG rental assistance is intended to stabilize individuals and families who have recently endured difficult financial circumstances that have led them into homelessness or who are at imminent risk of becoming homeless. For Homelessness Prevention assistance, the rental assistance consists of short term rental assistance (3 months); extended under certain circumstances to medium term rental assistance (for an additional 3 months). Client must be reassessed after every 90 days and case management on a monthly basis is **required**.

Not every individual or family in need of rental assistance is a candidate for ESG Homelessness Prevention or Rapid Re-housing assistance. ESG rental assistance is not a substitute for Section 8 rental assistance or a permanent rental subsidy, but rather a tool to help stabilize families or individuals who are at imminent risk of becoming homeless and lack any other resources to help them stabilize their housing situation. Rental assistance cannot be provided to a program participant who is already receiving rental assistance, or living in a housing unit receiving rental assistance or operating assistance through other federal, State, or local sources (CFR 576.106).

As a general rule, an individual or household should pay approximately 30% of their income towards rent. This requirement may be waived on a case-by-case basis for extreme circumstances. The ESG assistance will consist of the remaining portion of the rent.

Program participants are required to be reassessed at regular monthly intervals to monitor progress and levels of self-sufficiency. If a program participant requires assistance beyond the three month mark, the ESG rental subsidy will be reduced and the client will be required to pay a larger portion of the rent. Homelessness Prevention assistance will be based on number in household, fair market rent rate, and income.

Limitations on Assistance – Rapid Re-housing

Under Rapid Re-housing assistance, a client's share of rent should be based on the client's ability to pay during their path to housing stabilization. Clients receiving Rapid Re-housing assistance must be re-assessed, at a minimum every 90 days, and reviewed during monthly case management. The assistance should not exceed the Fair Market Rent amount based on client household, except for the first month of assistance if client requires assistance with other re-housing expenses such as rent deposits or utility deposits. Security deposit should not exceed two times the rent.

Standards for determining the share of rent and utilities costs that each program participant must pay, if any, will be based on the following guidelines:

- 100% of the cost of rent in rental assistance may be provided to program participants. However to maximize the number of households that can be served with Rapid Re-housing resources,

it is expected that the level of need will be based on the goal of providing only what is necessary for each household to be stably housed for the long term;

- Rental assistance cannot be provided for a unit unless the rent for that unit is at or below the Fair Market Rent limit, established by HUD;
- The rent charged for a unit must be reasonable in relation to rents currently being charged for comparable units in the private unassisted market and must not be in excess of rents currently being charged by the owner for comparable unassisted units.

Note: Grant funds may be used for rental assistance for homeless individuals and families. Rental assistance cannot be provided to a program participant who is already receiving rental assistance, or living in a housing unit receiving rental assistance or operating assistance through other federal, State, or local sources (CFR 576.106).

For additional guidance on Rapid Re-housing program limitations refer to the Rapid Re-housing Written Standards (Appendix A).

Limitations on Assistance – All Clients

Due to the limited amount of funds available, the ESG assistance will not exceed Fair Market Rent per client per month in combined ESG assistance, including rent and utility payments.* Generally, clients should be responsible for paying their own utility costs while receiving ESG rental assistance, unless they are experiencing acute financial hardship or are at risk of losing their housing due to utility shut off. Clients seeking help with utilities only may be eligible for ESG assistance if it can be documented that they will lose their housing and become literally homeless if utility assistance is not provided; however, the household still must meet other ESG eligibility requirements.

DETERMINING LENGTH AND ONGOING NEED FOR RENTAL ASSISTANCE

Standards for determining how long a particular participant will be provided with rental assistance and whether the amount of that assistance will be adjusted over time.

ESG assistance consists of short term (up to 3 months), medium term (up to 6 months), and maximum term (up to 1 year) rental assistance to allow individuals or families who have recently encountered a financial crisis that has led them into homelessness or at imminent risk of homelessness, to gain housing stabilization. Since the program consists of temporary assistance aiming at rapid stabilization of households, clients are required to contribute a portion of their income towards rent. Clients with no potential to earn income may not be suitable candidates for this type of assistance, unless other subsidies can be accessed after the ESG assistance expires.

Clients assisted under ESG Homelessness Prevention Assistance are eligible to receive the rental assistance for up to 3 months if they meet income eligibility of less than 30% of median family income for the area (AMI) during the 3 month period and comply with the case management requirements of the program. At the end of the third month, clients must be re-assessed to determine if the client's rental assistance needs to be extended for an additional 3 month period. If the ESG rental assistance is extended for an additional three (3) months, the ESG assistance will be reduced and/or adjusted over the remaining time.

Clients assisted under ESG Rapid Re-housing Assistance are eligible to receive rental and utility assistance for up to one-year if they meet income eligibility during the one-year period. Rapid Re-

housing clients **must** receive monthly case management, be evaluated at regular intervals, and be re-assessed every 90-days during the ESG assistance period. The ESG rental assistance should be reduced gradually and the client's portion of rent increased during the months of assistance.

DETERMINING NEED FOR HOUSING STABILIZATION AND RELOCATION SERVICES

Standards for determining the type, amount, and duration of housing stabilization and /or relocation services to provide a program participant, including the limits, if any, on Homelessness Prevention or Rapid Re-housing assistance that each program participant may receive, such as the maximum amount of assistance; maximum number of months the program participant receives assistance; or the maximum number of times the program participant may receive assistance.

Transitional Housing and Rapid Re-housing

While transitional housing is technically eligible, HUD cautions recipients against using ESG Rapid Re-housing funds as a way of regularly exiting a person from transitional housing to permanent housing. It is recommended that Rapid Re-housing be used as a model for helping people move from the streets or shelter to permanent housing, not for people exiting transitional housing. Additionally, transitional housing providers should have programs designed to successfully exit people and should not use Rapid Re-housing, another form of temporary assistance, as a regular part their program design. HUD recommends this be done on a case-by-case basis, so that it is not common practice, but is provided only when necessary to prevent the program participant from going back to the streets or emergency shelter.

Please also note that program participants would need to be assessed for and determined to be eligible for ESG Rapid Re-housing assistance, in accordance with the ESG eligibility and documentation requirements. (Homeless definition in 24 CFR 576.2) This includes a requirement that the assistance be necessary to help the program participant move as quickly as possible into permanent housing and achieve stability in housing. Note that such a household would have to be exited from the transitional housing program in HMIS and entered into the ESG program in HMIS.

Consultation Process

The ESG subrecipients will continuously consult with the Continuum of Care to discuss the County's ESG allocation in ways that:

- Coordinate across regional entitlement jurisdictions by developing and utilizing standardized eligibility and assessment tools;
- Support federal and local goals for priority populations;
- Allow for variations in the program design that responds to the needs and resources of the jurisdiction
- Comply with eligibility and verification requirements (HMIS, housing status, homeless definitions, etc.)

The ESG program requires coordination among participating agencies. All ESG subrecipients in Orange County are experienced homeless providers with a demonstrated track record in fiscal management and the provision of housing and supportive services targeted to homeless households.

The County of Orange also consulted with the Continuum of Care on the Ten Year Plan to End

Homelessness to ensure the alignment of proposed ESG activities as they relate to the goals and strategies outlined in the plan. This joint effort has worked successfully in the past.

ESG Homeless Definitions

Refer to reference information located at the following:

https://www.hudexchange.info/resources/documents/HEARTH_HomelessDefinition_FinalRule.pdf

APPENDIX A

Written Standards for Rapid Rehousing

A. Background information

In regards to rapid re-housing, § 578.7 Responsibilities of the Continuum of Care (CoC) (a) (9) of the Homeless Emergency Assistance and Rapid Transition to Housing (HEARTH) Act Interim Rule notes that:

"In consultation with recipients of Emergency Solutions Grants (ESG) program funds within the geographic area, establish and consistently follow written standards for providing Continuum of Care assistance. At a minimum, these written standards must include:

- Policies and procedures for evaluating individuals' and families' eligibility for assistance under this part;
- Policies and procedures for determining and prioritizing which eligible individuals and families will receive rapid rehousing assistance; and
- Standards for determining what percentage or amount of rent each program participant must pay while receiving rapid rehousing assistance."

Rapid re-housing is considered permanent housing. The United States Department of Housing and Urban Development (HUD) regulatory definition of "permanent housing" states:

"The term 'permanent housing' means community-based housing without a designated length of stay, and includes both permanent supportive housing and rapid re-housing."

HUD also states:

"Additionally, in the regulatory definition of 'permanent housing,' HUD clarifies that to be permanent housing, the program participant must be the tenant on a lease for a term of at least one year that is renewable and is terminable only for cause. The lease must be renewable for terms that are a minimum of one month long. HUD has determined that, requiring a lease for a term of at least one year that is renewable and terminable only for cause, assists program participants in obtaining stability in housing, even when the rental assistance is temporary. These requirements are consistent with Section 8 requirements."

Rapid re-housing assistance may include:

- Rental assistance;
- Case management;
- Supportive services; and
- Security deposit.

B. Eligible Clients

Individuals and families defined as Homeless under the following categories are eligible for rapid re-housing assistance:

Category 1 – Literally Homeless

An individual or family who lacks a fixed, regular, and adequate nighttime residence, which includes a primary nighttime residence of:

- Place not designed for or ordinarily used as a regular sleeping accommodation (including a car, park, abandoned building, bus/train station, airport, or camping ground)
- A supervised publicly or privately operated shelter designated to provide temporary living arrangements (including congregate shelters, transitional housing, and hotels and motels paid for by charitable organizations or by federal, state, or local government programs); or

In addition, an individual is considered homeless if he or she is being discharged from an institution where he or she has been a resident for 90 days or less and the person resided in a shelter (but not transitional housing) or place not meant for human habitation immediately prior to entering that institution.

Category 4 – Fleeing Domestic Violence

Any individual or family who:

- Is fleeing, or is attempting to flee, domestic violence, dating violence, sexual assault, stalking, or other dangerous or life-threatening conditions that relate to violence against the individual or a family member that has either taken place within the individual's or family's primary nighttime residence or has made the individual or family afraid to return to their primary nighttime residence;
- Has no other residence; and
- Lacks the resources or support networks to obtain other permanent housing.

For information on HUD's other homeless categories, eligible for other CoC funds, visit: www.onecpd.info/resources/documents/HEARTH_HomelessDefinition_FinalRule.pdf

Eligible clients must also meet eligibility criteria as defined in the Notice of Funding Availability (NOFA) under which the rapid re-housing program was funded.

C. Prioritizing Rapid Rehousing

Recently, HUD provided guidance for rapid re-housing in terms of prioritizing subpopulations. HUD noted in a SNAPS In Focus: Rapid Re-Housing As a Model and Best Practice, August 6, 2014, that:

"Rapid re-housing can be effective for many populations, such as families with children, youth aging out of foster care, domestic violence survivors, single adults, and veterans, but should be targeted to those households that would not be able to get out of homelessness without the assistance. It is particularly a key strategy for achieving the Opening Doors goal of ending family, youth, and child homelessness by 2020.

Rapid re-housing should prioritize people with more challenges, including those with no income, poor employment prospects, troubled rental histories, and criminal records. Providers should link participants with community resources that will help them achieve longer-term stability and well-being."

Recently, HUD also noted on the Rapid Re-housing Brief that:

“Rapid re-housing is an effective intervention for many different types of households experiencing homelessness, including those with no income, with disabilities, and with poor rental history. The majority of households experiencing homelessness are good candidates for rapid re-housing. The only exceptions are households that can exit homelessness with little or no assistance, those who experience chronic homelessness and who need permanent supportive housing, and households who are seeking a therapeutic residential environment, including those recovering from addiction.”

Thus, the Orange County CoC will prioritize the following subpopulations that would not be able to get out of homelessness without the assistance:

- Families with children;
- Youth aging out of foster care;
- Domestic violence survivors;
- Single adults;
- Veterans; and
- Chronically homeless individuals and families;

Each individual and family will be entered into the Orange County Coordinated Entry System (CES) which will help identify:

- Eligibility of each individual or family seeking assistance based on the individual's or family's current living situation; and
- The amount and type of assistance needed for the individual or family to (re)gain stability in permanent housing.

D. Written Standards

Written Standard #1: Lease Agreement

- **The program participant must be the tenant on a lease for a term of at least one year that is renewable and is terminable only for cause. The lease must be renewable for terms that are a minimum of one month long.**

On page 12 of the Preamble of the HEARTH Act Interim Rule, it states that

“HUD clarifies that to be permanent housing, “the program participant must be the tenant on a lease for a term of at least one year that is renewable and is terminable only for cause. The lease must be renewable for terms that are a minimum of one month long. HUD has determined that requiring a lease for a term of at least one year that is renewable and terminable only for cause, assists program participants in obtaining stability in housing, even when the rental assistance is temporary. These requirements are consistent with Section 8 requirements.”

Written Standard #2: Rental Assistance and Duration of Assistance

- Program participants may receive short-term (up to 3 months) and/or medium-term (for 3 to 24 months) tenant-based rental assistance. However, it is expected that program participants will only receive the level of assistance necessary to be stably housed for the long-term.

§ 578.37 Program components and uses of assistance (a) (1) (ii) states that:

"Continuum of Care funds may provide supportive services, as set forth in § 578.53, and/or short-term (up to 3 months) and/or medium-term (for 3 to 24 months) tenant-based rental assistance, as set forth in § 578.51(c), as necessary to help a homeless individual or family, with or without disabilities, move as quickly as possible into permanent housing and achieve stability in that housing."

Program providers will target program participants to receive short-term rent assistance but upon need will transition to medium-term assistance.

Written Standard #3: Amount of Rental Assistance

- Standards for determining the share of rent and utilities costs that each program participant must pay, if any, will be based on the following guidelines:
 - o The maximum amount of rent that a participant will pay can be up to 100% of the rental amount;
 - o In general, the goal will be that participants pay generally no more than 50% of their income in rent at program completion; however, in certain circumstances, on a case-by-case basis, there may be participants whose rental share may exceed 50% of the rent based on their financial circumstances and current rental market.
 - o 100% of the cost of rent in rental assistance may be provided to program participants. However, to maximize the number of households that can be served with rapid re-housing resources, it is expected that the level of need will be based on the goal of providing only what is necessary for each household to be stably housed for the long term;
 - o The maximum number of times that a program participant may receive rental assistance is ____.
 - **Propose:** Participants may be eligible for rapid re-housing assistance for multiple episodes of literal homelessness based on their need. To ensure the efficient use of resources, recipients may establish a maximum amount or number of times that a program participant may receive rapid re-housing assistance.
 - o Rental assistance cannot be provided for a unit unless the rent for that unit is at or below the Fair Market Rent limit, established by HUD; and
 - o The rent charged for a unit must be reasonable in relation to rents currently being charged for comparable units in the private unassisted market and must not be in excess of rents currently being charged by the owner for comparable unassisted units.

§ 578.37 Program components and uses of assistance (a) (1) (ii) (F) states that a CoC

"May set a maximum amount or percentage of rental assistance that a program participant may receive, a maximum number of months that a program participant may receive rental assistance, and/or a maximum number of times that a program participant may receive rental assistance.

The recipient or sub-recipient may also require program participants to share in the costs of rent.

For the purposes of calculating rent for rapid rehousing, the rent shall equal the sum of the total monthly rent for the unit and, if the tenant pays separately for utilities, the monthly allowance for utilities (excluding telephone) established by the public housing authority for the area in which the housing is located."

Written Standard #5: Security Deposits including Last Month's Rent

- **Program participants may receive funds for security deposits in an amount not to exceed 2 months of rent.**

§ 578.51 Rental assistance (a) (2) states that:

"Grant funds may be used for security deposits in an amount not to exceed 2 months of rent. An advance payment of the last month's rent may be provided to the landlord, in addition to the security deposit and payment of first month's rent."

Written Standard #6: Receiving Rental Assistance through Other Sources

- **Rental assistance cannot be provided to a program participant who is already receiving rental assistance, or living in a housing unit receiving rental assistance or operating assistance through other federal, State, or local sources.**

§ 578.51 Rental assistance (a) Use states that:

"Grant funds may be used for rental assistance for homeless individuals and families. Rental assistance cannot be provided to a program participant who is already receiving rental assistance, or living in a housing unit receiving rental assistance or operating assistance through other federal, State, or local sources."

If the individual or family is already living in a housing unit receiving rental assistance, then the individual or family are not eligible for Rapid Rehousing as they do not meet Category 1 or Category 4 of Homelessness as defined by HUD.

Written Standard #7: Case Management

- **Program participants must meet with a case manager not less than once per month to assist the program participant in ensuring long-term housing stability.**

§ 578.37 Program components and uses of assistance (a) (1) (ii) (F) states the following requirement:

"Require the program participant to meet with a case manager not less than once per month to assist the program participant in ensuring long-term housing stability. The project is exempt from this requirement if the Violence Against Women Act of 1994 (42 U.S.C. 13925 et seq.) or the Family Violence Prevention and Services Act (42 U.S.C. 10401 et seq.) prohibits the recipient carrying out the project from making its housing conditional on the participant's acceptance of services."

Part of § 578.53 includes the following:

- Providing ongoing risk assessment and safety planning with victims of domestic violence; dating violence, sexual assault, and stalking;
- Using the centralized or coordinated assessment system;
- Counseling;
- Developing, securing, and coordinating services;
- Obtaining Federal, State, and local benefits;
- Monitoring and evaluating program participant progress;
- Providing information and referrals to other providers;
- Developing an individualized housing and service plan, including planning a path to permanent housing stability; and
- Conducting required annual assessment of service needs (re-evaluation).

Written Standard #8: Supportive Services

- **Program participants may receive supportive services as set forth in § 578.53**

§ 578.37 Program components and uses of assistance (a) (1) (ii) states that:

“Continuum of Care funds may provide supportive services, as set forth in § 578.53, and/or short-term (up to 3 months) and/or medium-term (for 3 to 24 months) tenant-based rental assistance, as set forth in § 578.51(c), as necessary to help a homeless individual or family, with or without disabilities, move as quickly as possible into permanent housing and achieve stability in that housing.”

Written Standard #9: Duration of Supportive Services

- **Program participants may receive supportive services for no longer than 6 months after rental assistance stops, unless supportive services are provided through another funding source.**

§ 578.37 Program components and uses of assistance (a) (1) (ii) (F) states that the CoC, “May provide supportive services for no longer than 6 months after rental assistance stops.”

Written Standard #10: Re-evaluation

- **Program participants must be re-evaluated, not less than once annually, in order to determine whether program participants lack sufficient resources and support networks necessary to retain housing without Continuum of Care assistance and the types and amounts of assistance that the program participant needs to retain housing.**

§ 578.37 Program components and uses of assistance (a) (1) (ii) (E) states that the Continuum of Care

“Must re-evaluate, not less than once annually, that the program participant lacks sufficient resources and support networks necessary to retain housing without Continuum of Care assistance and the types and amounts of assistance that the

program participant needs to retain housing. The recipient or sub-recipient may require each program participant receiving assistance to notify the recipient or sub-recipient of changes in the program participant's income or other circumstances (e.g., changes in household composition) that affect the program participant's need for assistance. When notified of a relevant change, the recipient or sub-recipient must reevaluate the program participant's eligibility and the amount and types of assistance that the program participant needs."

HOME Program 95 Percent Homeownership Value Limit Analysis per 24 CFR 92.254

Prepared April 23, 2019

According to the HOME Investment Partnerships (HOME) program regulations, HOME-assisted ownership housing must be modest housing with a maximum purchase price (for homeownership programs) or after-rehabilitation property value (for rehabilitation programs) that does not exceed 95 percent of the median purchase price for the area as published by HUD or as determined by the Participating Jurisdiction (City of Irvine) in accordance with 24 CFR 92.254(a)(2)(iii).

The current HUD-published value for existing 1-unit homes in Orange County is \$532,000. This value is substantially lower than the median existing single family and existing condominium residential purchase prices in Irvine, and serves as a potential barrier to program participation.

In accordance with the procedures delineated at 24 CFR 92.254(a)(2)(iii), an analysis was performed to establish a local 95 percent of the median area purchase price limit for existing single family residences and existing condominiums.

Based on data derived from the National Data Collective covering a 6-month period between September 17, 2018 and March 17, 2019, the following 95 percent of median purchase price limits were determined:

Housing Type	Number of Sales	Median Price	95% of Median Price
Single Family	349	\$1,150,000	\$1,092,500
Condominium	562	\$700,000	\$665,000

These 95 percent of the median purchase price values will allow the City to use HOME funds to assist program participants in a manner consistent with HOME program requirements. For all other housing types not listed above, the City will use the current effective values published by HUD. This analysis is submitted with the 2019-2020 Annual Action Plan in accord with 24 CFR 92.254(a)(2)(iii).

Attached: Single Family Sales Data
 Condominium Sales Data

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
1	988-900-25	27 VIRGIL CT , 92617, CA	388,500	9/25/2018	3 / 3.00	1,794	4,095	1989
2	453-161-40	5182 MAPLE , 92612, CA	400,000	10/15/2018	3 / 2.00	1,398	5,814	1974
3	988-361-74	51 MURASAKI ST , 92617, CA	422,500	1/16/2019	3 / 3.00	1,774	5,798	2004
4	988-381-15	2 VEGA CT , 92617, CA	479,000	2/15/2019	3 / 3.00	2,049	4,739	2008
5	451-553-08	2 NUTWOOD , 92604, CA	599,000	11/13/2018	2 / 2.00	1,321	2,824	1979
6	527-351-23	63 ENGLISH SADDLE , 92602, CA	600,500	10/1/2018	4 / 4.00	2,601	4,186	2016
7	529-052-01	26 ROSSANO , 92620, CA	620,000	11/16/2018	2 / 2.00	1,063	4,500	1984
8	449-151-01	4902 GAINSPORT CIR , 92604, CA	621,500	3/4/2019	3 / 2.00	1,040	5,000	1971
9	551-041-14	47 FULTON , 92620, CA	625,000	12/31/2018	2 / 2.00	1,475	5,150	1979
10	451-342-32	15 TANGLEWOOD DR , 92604, CA	627,500	1/28/2019	2 / 2.00	1,321	2,824	1976
11	529-303-15	11 NEW HVN , 92620, CA	640,000	9/27/2018	2 / 2.00	948	3,500	1985
12	530-342-53	49 MIDDLEBURY LN , 92620, CA	650,000	11/26/2018	2 / 3.00	1,194	2,196	1998
13	453-073-50	1 CHICORY WAY , 92612, CA	654,000	11/30/2018	2 / 2.00	1,276	3,330	1968
14	529-055-10	1 TERRACIMA , 92620, CA	660,000	10/5/2018	2 / 2.00	1,063	3,276	1982
15	452-271-31	19 RACING WIND , 92614, CA	662,000	12/13/2018	2 / 2.00	971	3,024	1980
16	466-041-18	91 ORCHARD , 92618, CA	665,000	10/5/2018	2 / 2.00	964	2,988	1977
17	452-272-52	1 ROCKWOOD , 92614, CA	670,000	10/5/2018	2 / 2.00	971	3,516	1980
18	988-281-04	52 HARVEY CT , 92617, CA	671,500	10/26/2018	4 / 3.00	2,535	3,400	1997
19	451-342-49	11 PEBBLEWOOD , 92604, CA	675,000	10/31/2018	2 / 2.00	1,250	2,402	1976
20	466-041-13	69 ORCHARD , 92618, CA	680,000	2/28/2019	3 / 2.00	1,445	2,739	1977
21	529-193-09	46 ATHERTON , 92620, CA	684,000	11/1/2018	3 / 3.00	1,668	3,220	1980
22	530-741-18	10 CALAIS , 92602, CA	690,000	11/15/2018	5 / 4.00	3,107	5,745	2001
23	453-073-54	9 CHICORY WAY , 92612, CA	690,000	1/25/2019	2 / 2.00	1,276	3,256	1968
24	453-044-55	19 ROCKROSE WAY , 92612, CA	690,000	9/26/2018	2 / 2.00	1,270	3,680	1966
25	449-451-12	1 VICEROY , 92604, CA	693,000	1/18/2019	3 / 3.00	1,941	3,060	1977
26	449-252-02	14692 ORANGE ACRES LN , 92604, CA	700,000	1/4/2019	2 / 1.00	976	4,997	1972

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
27	453-202-86	2 TAHOE , 92612, CA	700,000	11/14/2018	2 / 2.00	1,452	3,600	1975
28	452-112-27	18 MELODYLANE , 92614, CA	700,000	10/19/2018	2 / 2.00	1,208	3,240	1980
29	452-071-08	5 SWEET RAIN , 92614, CA	700,000	12/14/2018	2 / 2.00	1,208	3,780	1980
30	528-123-12	12 IRON SPGS , 92602, CA	704,000	10/31/2018	3 / 3.00	2,525	3,735	2001
31	466-032-62	23 TANGERINE , 92618, CA	705,000	11/13/2018	3 / 2.00	1,445	2,739	1976
32	453-125-12	24 REDWOOD TREE LN , 92612, CA	715,000	10/4/2018	2 / 2.00	1,300	3,000	1969
33	447-021-06	3672 HAMILTON ST , 92614, CA	716,000	11/27/2018	2 / 2.00	1,028	5,085	1968
34	452-072-38	21 SPRING BUCK , 92614, CA	720,000	1/7/2019	2 / 2.00	1,208	3,024	1980
35	447-052-17	17601 BARD AVE , 92614, CA	723,000	10/26/2018	3 / 2.00	1,432	6,175	1971
36	988-882-31	20 PERKINS CT , 92617, CA	738,500	1/29/2019	4 / 3.00	2,877	7,140	1987
37	434-151-39	20 PARTHENIA , 92606, CA	740,000	2/21/2019	3 / 2.00	1,085	3,000	1996
38	449-084-35	4541 CHARLEVILLE CIR , 92604, CA	745,000	1/22/2019	3 / 2.00	1,176	4,996	1970
39	529-351-25	42 APPOMATTOX , 92620, CA	747,000	2/11/2019	3 / 3.00	1,504	3,520	1985
40	466-241-42	34 PEMBROKE , 92618, CA	750,000	12/3/2018	4 / 3.00	2,648	3,612	1999
41	988-311-08	22 MCCLINTOCK CT , 92617, CA	764,500	11/7/2018	4 / 3.00	2,292	4,912	2000
42	451-013-55	15351 MONTEPELLIER AVE , 92604, CA	770,000	10/17/2018	3 / 2.00	1,243	6,011	1969
43	449-084-84	4462 WALNUT AVE , 92604, CA	773,000	12/10/2018	3 / 2.00	1,506	5,396	1970
44	453-174-36	7 MIMOSA , 92612, CA	775,000	9/19/2018	3 / 2.00	1,398	5,300	1975
45	530-081-04	3 ALBA W , 92620, CA	780,000	11/1/2018	3 / 2.00	1,323	3,825	1980
46	451-072-04	15172 NORMANDIE AVE , 92604, CA	785,000	10/4/2018	4 / 2.00	1,400	6,369	1971
47	453-172-34	1 CAMPHOR N , 92612, CA	785,000	10/10/2018	3 / 2.00	1,532	5,300	1974
48	453-162-46	5302 PLUM TREE , 92612, CA	785,000	10/25/2018	3 / 2.00	1,398	4,730	1973
49	530-781-07	33 MEADOW GLN , 92602, CA	790,000	12/18/2018	3 / 3.00	1,658	3,660	2000
50	453-172-04	8 HAWTHORN , 92612, CA	795,000	11/7/2018	3 / 2.00	1,532	4,896	1974
51	988-372-24	26 WHARTON CT , 92617, CA	795,500	1/3/2019	3 / 3.00	2,763	7,402	2007
52	449-252-19	14532 ORANGE ACRES LN , 92604, CA	798,000	1/31/2019	3 / 2.00	1,446	5,003	1972

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
53	453-063-39	2 MANDRAKE WAY , 92612, CA	798,000	11/19/2018	3 / 2.00	1,498	4,000	1967
54	449-054-10	14611 COMET ST , 92604, CA	799,000	11/26/2018	3 / 2.00	1,216	5,250	1970
55	451-191-66	12 MOUNTAIN LAUREL , 92604, CA	800,000	1/28/2019	3 / 3.00	1,870	3,850	1975
56	449-104-01	4252 BROOKSIDE ST , 92604, CA	800,000	11/30/2018	3 / 2.00	1,448	5,355	1971
57	453-042-39	4081 GERMAINDER WAY , 92612, CA	800,000	9/28/2018	4 / 3.00	1,896	3,360	1966
58	452-111-27	12 PEBBLEPATH , 92614, CA	800,000	11/6/2018	3 / 3.00	1,571	3,240	1980
59	530-412-25	110 CONFEDERATION WAY , 92602, CA	808,000	2/11/2019	3 / 3.00	1,969	8,248	1997
60	453-092-35	40 ACACIA TREE LN , 92612, CA	810,000	9/24/2018	3 / 3.00	2,072	3,000	1969
61	551-017-17	62 CAPE COD , 92620, CA	810,000	12/10/2018	3 / 2.00	1,275	4,725	1978
62	451-521-36	24 CARAWAY , 92604, CA	815,000	9/28/2018	2 / 2.00	1,542	5,750	1976
63	449-294-03	14742 BEL AIRE ST , 92604, CA	815,000	2/27/2019	6 / 2.00	2,528	5,466	1974
64	530-352-54	66 ESSEX LN , 92620, CA	815,000	12/31/2018	3 / 3.00	1,811	2,800	1997
65	453-044-56	21 ROCKROSE WAY , 92612, CA	820,000	1/23/2019	3 / 3.00	2,109	3,680	1966
66	529-354-03	10 WAYNESBORO , 92620, CA	827,000	10/16/2018	3 / 3.00	1,504	3,520	1985
67	449-152-09	5011 YEARLING AVE , 92604, CA	828,000	12/17/2018	4 / 3.00	1,946	5,000	1971
68	453-073-60	21 CHICORY WAY , 92612, CA	830,000	11/21/2018	3 / 2.00	1,608	3,200	1968
69	530-564-09	26 AMORET DR , 92602, CA	831,500	11/2/2018	3 / 3.00	1,651	3,060	1998
70	449-332-17	14171 CHAGALL AVE , 92606, CA	832,000	10/12/2018	4 / 2.00	1,614	5,025	1973
71	451-481-11	12 MORNING DOVE , 92604, CA	835,000	12/20/2018	3 / 2.00	1,748	5,300	1977
72	434-311-31	725 PASEO WESTPARK , 92606, CA	840,000	9/27/2018	3 / 3.00	1,574	2,625	1997
73	452-112-18	2 MELODYLANE , 92614, CA	840,000	11/16/2018	3 / 3.00	1,571	3,240	1980
74	529-211-27	11 CHARLESTON , 92620, CA	840,000	10/24/2018	4 / 3.00	2,010	3,915	1978
75	434-271-21	8 CORTE TROVATA , 92606, CA	843,000	1/28/2019	3 / 3.00	1,790	2,516	1995
76	434-181-36	45 DEL CAMBREA , 92606, CA	845,000	1/30/2019	3 / 3.00	1,706	3,720	1995
77	453-073-38	10 YELLOWWOOD WAY , 92612, CA	845,000	10/29/2018	3 / 2.00	1,869	4,200	1968
78	988-300-13	10 HANDEL CT , 92617, CA	846,500	10/26/2018	5 / 4.00	3,065	4,734	2000

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
79	453-113-21	4451 PINYON TREE LN , 92612, CA	847,000	9/20/2018	3 / 2.00	1,833	6,000	1972
80	451-561-08	19 BROOKDALE , 92604, CA	849,000	12/24/2018	3 / 2.00	1,440	5,800	1978
81	463-282-19	5001 PASEO DALI , 92603, CA	850,000	2/5/2019	3 / 2.00	1,512	3,800	1973
82	451-561-09	18 BROOKDALE , 92604, CA	850,000	2/26/2019	3 / 2.00	1,440	6,100	1978
83	449-522-43	24 NEW HAMPSHIRE , 92606, CA	850,000	2/8/2019	3 / 3.00	1,785	3,420	1999
84	453-051-59	10 LANCEWOOD WAY , 92612, CA	850,000	11/9/2018	4 / 3.00	1,896	3,200	1966
85	449-332-13	14131 CHAGALL AVE , 92606, CA	853,000	3/4/2019	4 / 2.00	1,614	5,025	1973
86	447-251-01	23 DEL PERLATTO , 92614, CA	856,000	1/31/2019	2 / 3.00	1,541	4,000	1987
87	530-091-79	14 DIAMANTE , 92620, CA	859,000	1/29/2019	3 / 2.00	1,560	4,050	1990
88	449-151-07	4931 GAINSPORT CIR , 92604, CA	860,000	1/9/2019	4 / 2.00	1,898	6,600	1971
89	529-032-02	13702 SOLITAIRE WAY , 92620, CA	865,000	12/7/2018	4 / 3.00	2,550	5,500	1970
90	529-211-35	4 CHARLESTON , 92620, CA	868,000	2/25/2019	4 / 3.00	2,010	4,860	1977
91	530-563-59	25 AMORET DR , 92602, CA	871,000	1/24/2019	3 / 3.00	1,892	7,928	1998
92	530-251-26	40 STRAW FLOWER , 92620, CA	872,000	1/2/2019	3 / 3.00	1,556	3,650	1996
93	530-473-29	12 PROCLAMATION WAY , 92602, CA	880,000	2/26/2019	4 / 3.00	2,287	3,510	1999
94	453-152-09	16 BUTTERNUT LN , 92612, CA	885,000	1/16/2019	3 / 2.00	1,843	5,778	1974
95	447-273-16	5 TIARA , 92614, CA	885,000	12/17/2018	2 / 2.00	1,405	4,050	1987
96	449-413-29	3602 MYRTLE ST , 92606, CA	899,000	9/20/2018	4 / 3.00	2,558	5,200	1973
97	451-052-14	5101 BORDEAUX AVE , 92604, CA	900,000	1/3/2019	4 / 3.00	2,091	6,259	1971
98	453-102-16	26 ASPEN TREE LN , 92612, CA	900,000	1/30/2019	3 / 2.00	1,714	5,500	1969
99	453-081-17	4601 GREEN TREE LN , 92612, CA	900,000	1/15/2019	4 / 3.00	2,592	3,000	1969
100	528-081-31	14 SAINTSBURY , 92602, CA	910,000	11/15/2018	3 / 3.00	1,986	4,779	2002
101	528-041-37	9 CAPISTRANO , 92602, CA	910,000	11/21/2018	3 / 3.00	1759	3,976	2002
102	530-753-06	30 SORENSON , 92602, CA	912,500	12/10/2018	4 / 3.00	2,233	3,600	2002
103	449-371-03	3792 BLACKTHORN ST , 92606, CA	915,000	1/23/2019	4 / 3.00	2,301	5,000	1972
104	530-021-13	6 CAMPANERO W , 92620, CA	915,000	2/1/2019	3 / 3.00	1,915	5,225	1977

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
105	529-011-78	4 WESTMORELAND , 92620, CA	915,000	10/5/2018	4 / 3.00	2,132	4,750	1985
106	451-262-06	35 MARIPOSA , 92604, CA	918,000	11/9/2018	3 / 2.00	1,906	5,400	1975
107	463-272-18	18731 PASEO PICASSO , 92603, CA	918,500	11/5/2018	3 / 2.00	1,442	3,800	1973
108	551-028-02	51 BENNINGTON , 92620, CA	918,500	2/1/2019	4 / 3.00	2,085	5,115	1979
109	463-272-06	4865 PASEO DE VEGA , 92603, CA	920,000	2/4/2019	3 / 2.00	1,512	4,680	1973
110	451-203-19	11 BLAZING STAR , 92604, CA	929,000	9/18/2018	4 / 3.00	2,591	5,400	1975
111	449-542-52	27 IOWA , 92606, CA	930,000	12/14/2018	4 / 3.00	2,239	3,477	1998
112	447-272-03	20 TIARA , 92614, CA	930,000	11/19/2018	3 / 3.00	1,779	4,050	1987
113	551-013-01	5 CORNWALLIS , 92620, CA	930,000	10/12/2018	3 / 3.00	1,945	5,080	1979
114	449-522-57	25 NEW JERSEY , 92606, CA	933,000	10/26/2018	4 / 3.00	2,206	3,420	1999
115	447-261-16	22 CORDOBA , 92614, CA	937,000	11/15/2018	3 / 3.00	2,153	4,050	1988
116	447-223-33	6 ANDRIA , 92614, CA	940,000	1/31/2019	3 / 3.00	2,187	5,000	1987
117	551-213-06	51 MIDNIGHT SKY , 92620, CA	940,000	9/27/2018	3 / 3.00	1,785	3,666	2006
118	449-432-35	3542 EBOE ST , 92606, CA	942,000	2/22/2019	4 / 3.00	2,301	7,000	1973
119	530-091-64	26 EDEN , 92620, CA	945,000	11/30/2018	4 / 3.00	2,086	4,050	1980
120	451-213-10	20 FOXHILL , 92604, CA	950,000	10/5/2018	3 / 2.00	1,922	5,400	1975
121	434-222-69	26 SANTA CATALINA AISLE , 92606, CA	950,000	11/29/2018	4 / 3.00	1,867	3,038	1997
122	529-205-35	13 SHENANDOAH , 92620, CA	950,000	12/3/2018	4 / 3.00	2,341	5,432	1979
123	529-062-02	4 HANCOCK , 92620, CA	958,000	10/30/2018	3 / 3.00	2,451	4,900	1977
124	452-112-04	61 EAGLE RUN , 92614, CA	965,000	2/19/2019	5 / 3.00	2,112	3,240	1980
125	451-591-06	17 AUTUMN OAK , 92604, CA	965,100	1/16/2019	4 / 3.00	1,946	4,700	1979
126	447-071-54	5 PAINE CIR , 92614, CA	969,000	10/10/2018	5 / 3.00	2,376	7,326	1971
127	463-451-18	4 TUMBLEWEED , 92603, CA	975,000	2/15/2019	2 / 2.00	1,640	6,077	1979
128	449-362-46	3861 BLACKTHORN ST , 92606, CA	975,000	2/21/2019	3 / 3.00	2,301	5,000	1972
129	530-531-20	11 CARRIAGE DR , 92602, CA	980,000	2/22/2019	3 / 3.00	2,480	3,915	1994
130	447-033-03	17612 WEBSTER AVE , 92614, CA	980,000	11/13/2018	5 / 3.00	2,043	5,400	1969

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
131	551-212-10	41 WATERSPOUT , 92620, CA	990,000	10/31/2018	3 / 3.00	1,785	3,666	2005
132	529-133-09	1 CALHOUN , 92620, CA	990,000	9/18/2018	4 / 2.00	1,898	4,750	1977
133	528-131-72	24 SPYROCK , 92602, CA	995,000	2/5/2019	3 / 3.00	2,042	3,758	2006
134	530-351-43	56 MIDDLEBURY LN , 92620, CA	1,000,000	11/13/2018	3 / 3.00	2,275	2,800	1997
135	453-153-50	4891 BASSWOOD LN , 92612, CA	1,010,000	10/30/2018	3 / 3.00	2,098	4,320	1975
136	447-283-09	21 LAS CRUCES , 92614, CA	1,010,000	9/27/2018	4 / 4.00	2,072	4,050	1987
137	451-632-07	4 ROCKWREN , 92604, CA	1,020,000	2/26/2019	4 / 3.00	2,248	5,000	1979
138	530-133-50	32 ALEGRIA , 92620, CA	1,020,000	12/17/2018	4 / 3.00	2,951	5,100	1977
139	529-173-13	6 DORCHESTER , 92620, CA	1,020,000	2/15/2019	4 / 2.00	2,117	5,525	1978
140	451-013-27	15351 NIMES CIR , 92604, CA	1,025,000	12/27/2018	3 / 2.00	3,086	6,080	1969
141	529-154-04	7 WRIGHT , 92620, CA	1,025,000	9/20/2018	3 / 3.00	1,856	7,600	1977
142	529-063-06	11 COLONIAL , 92620, CA	1,025,000	9/17/2018	4 / 2.00	1,975	5,247	1977
143	529-062-06	9 HANCOCK , 92620, CA	1,031,000	10/30/2018	4 / 2.00	2,039	7,410	1977
144	528-082-15	15 SAINTSBURY , 92602, CA	1,032,000	11/1/2018	3 / 3.00	2,190	4,725	2002
145	452-135-32	29 TIDEWATER , 92614, CA	1,040,000	12/20/2018	4 / 3.00	1,852	4,794	1980
146	530-123-53	7 CANDELA , 92620, CA	1,040,000	11/19/2018	4 / 3.00	2,399	5,000	1979
147	529-073-07	1 YORKTOWN , 92620, CA	1,045,000	2/28/2019	4 / 3.00	2,157	6,313	1977
148	449-511-15	9 RHODE IS , 92606, CA	1,050,000	10/10/2018	5 / 3.00	2,863	5,390	1998
149	447-371-37	16 APRILLA , 92614, CA	1,055,000	12/11/2018	4 / 3.00	2,068	4,400	1989
150	551-027-02	29 MECKLENBERG , 92620, CA	1,060,000	11/1/2018	4 / 3.00	2,508	5,003	1978
151	530-491-16	64 MONTROSE , 92620, CA	1,060,000	1/17/2019	4 / 3.00	2,178	3,955	1998
152	530-111-69	4 BRENA , 92620, CA	1,060,000	11/16/2018	4 / 3.00	2,399	5,000	1979
153	528-082-14	16 RUTHERFORD , 92602, CA	1,065,000	10/25/2018	3 / 3.00	2,190	4,725	2003
154	463-453-02	3 SUNROSE , 92603, CA	1,065,000	9/17/2018	2 / 2.00	1,640	6,000	1979
155	529-035-15	13691 ONKAYHA CIR , 92620, CA	1,070,000	1/16/2019	4 / 3.00	2,344	6,300	1970
156	530-291-47	34 OAKHURST RD , 92620, CA	1,075,000	1/10/2019	4 / 3.00	2,232	4,304	1996

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
157	529-025-11	13831 MARGENE CIR , 92620, CA	1,078,000	1/15/2019	4 / 3.00	2,344	5,427	1970
158	529-031-44	4062 WILLIWAW DR , 92620, CA	1,080,000	12/13/2018	4 / 3.00	2,550	6,000	1971
159	528-041-14	19 SOLSTICE , 92602, CA	1,083,000	2/5/2019	4 / 4.00	2,737	5,420	2002
160	466-181-34	16 BIRCHWOOD , 92618, CA	1,085,000	9/25/2018	4 / 3.00	2,269	4,796	1998
161	466-191-20	8 HAWK , 92618, CA	1,087,500	11/29/2018	4 / 3.00	2,500	4,674	1999
162	463-282-21	4991 PASEO DALI , 92603, CA	1,090,000	9/25/2018	5 / 3.00	2,416	3,200	1974
163	551-212-01	59 WATERSPOUT , 92620, CA	1,090,000	2/13/2019	3 / 3.00	2,027	3,744	2005
164	530-062-06	12 ALAMEDA , 92620, CA	1,095,000	12/13/2018	4 / 3.00	2,250	5,250	1979
165	451-433-19	3 HERON , 92604, CA	1,100,000	10/17/2018	4 / 2.00	2,076	5,000	1977
166	551-042-33	11 COLUMBUS , 92620, CA	1,100,000	1/23/2019	3 / 3.00	2,656	5,250	1980
167	451-241-49	15 MARIPOSA , 92604, CA	1,105,000	10/9/2018	4 / 3.00	2,597	5,400	1975
168	530-861-42	3 OROVILLE , 92602, CA	1,110,000	12/4/2018	4 / 3.00	2,405	4,287	2001
169	551-032-37	7 HUNTER , 92620, CA	1,110,000	2/19/2019	3 / 3.00	3,216	5,000	1979
170	453-151-46	17531 JACARANDA , 92612, CA	1,118,000	12/20/2018	4 / 3.00	2,266	4,050	1974
171	530-491-13	58 MONTROSE , 92620, CA	1,138,000	2/22/2019	4 / 3.00	2,392	4,448	2000
172	529-121-05	32 GRANT , 92620, CA	1,149,000	11/30/2018	4 / 3.00	2,524	4,464	1978
173	529-044-26	4201 WILLIWAW DR , 92620, CA	1,149,000	11/6/2018	4 / 3.00	3,014	6,000	1970
174	463-501-39	30 MORNING VW , 92603, CA	1,150,000	3/1/2019	2 / 2.00	1,998	5,000	1980
175	451-364-03	4 SPARROWHAWK , 92604, CA	1,150,000	10/12/2018	4 / 3.00	2,809	4,950	1976
176	529-331-43	2 BLAKELEY , 92620, CA	1,150,000	12/21/2018	4 / 3.00	2,574	12,000	1986
177	434-391-25	44 CANDYTUFT , 92606, CA	1,152,500	2/20/2019	4 / 3.00	2,719	4,772	2007
178	528-131-13	9 LONGVALE , 92602, CA	1,155,000	1/22/2019	4 / 3.00	2,407	4,095	2006
179	580-404-07	166 SALMON , 92618, CA	1,155,000	10/16/2018	4 / 3.00	2,394	5,053	2013
180	447-223-27	23 SANGALLO , 92614, CA	1,160,000	9/19/2018	4 / 3.00	2,405	5,000	1987
181	530-133-16	18 ALONDRA , 92620, CA	1,160,000	12/24/2018	4 / 3.00	2,864	4,800	1977
182	551-121-38	57 BAMBOO , 92620, CA	1,168,000	1/28/2019	4 / 3.00	3,223	4,335	2004

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
183	551-031-41	34 COLUMBUS , 92620, CA	1,170,000	3/4/2019	4 / 3.00	3,034	4,975	1978
184	551-131-05	40 SECRET GDN , 92620, CA	1,175,000	11/21/2018	4 / 3.00	2,514	3,877	2005
185	434-411-12	20 WATER LILY , 92606, CA	1,180,000	10/4/2018	4 / 3.00	3,085	5,159	2005
186	466-261-33	48 KELSEY , 92618, CA	1,180,000	10/31/2018	4 / 4.00	2,648	3,666	2001
187	466-241-57	97 MILLBROOK , 92618, CA	1,183,000	2/11/2019	4 / 4.00	2,648	4,768	2000
188	580-421-57	120 STIZZA , 92618, CA	1,185,000	11/20/2018	4 / 3.00	2,776	5,140	2014
189	530-031-04	36 CHRISTAMON W , 92620, CA	1,193,500	9/27/2018	4 / 3.00	2,547	5,772	1980
190	530-871-24	19 VACAVILLE , 92602, CA	1,195,000	11/9/2018	4 / 3.00	2,405	5,066	2001
191	529-323-10	31 WHEELER , 92620, CA	1,198,000	2/21/2019	4 / 3.00	2,574	6,000	1985
192	451-431-17	89 NIGHTHAWK , 92604, CA	1,200,000	9/18/2018	4 / 3.00	2,384	5,000	1977
193	551-582-09	101 FIELD POPPY , 92620, CA	1,200,000	11/26/2018	4 / 3.00	2,541	3,419	2015
194	529-114-31	12 BLUE RDG , 92620, CA	1,200,000	9/27/2018	2 / 3.00	2,717	5,998	1979
195	529-073-05	5 YORKTOWN , 92620, CA	1,200,000	12/26/2018	5 / 4.00	2,944	5,778	1977
196	451-433-12	17 HERON , 92604, CA	1,210,000	10/18/2018	4 / 3.00	2,501	5,000	1977
197	530-133-31	19 ALONDRA , 92620, CA	1,210,000	12/20/2018	4 / 3.00	2,951	5,000	1977
198	453-153-27	4901 ROYCE RD , 92612, CA	1,215,000	9/28/2018	4 / 3.00	2,275	6,300	1975
199	528-123-25	24 VILLAGER , 92602, CA	1,225,000	10/4/2018	5 / 4.00	3055	4,205	2002
200	530-501-15	16 MIDDLETON , 92620, CA	1,228,000	9/19/2018	4 / 4.00	2,412	5,280	1998
201	528-101-01	3 WHITFORD , 92602, CA	1,230,000	3/4/2019	3 / 2.00	2,424	10,881	2001
202	463-051-26	18971 ANTIOCH DR , 92603, CA	1,235,000	9/20/2018	4 / 2.00	1,798	6,664	1970
203	104-674-18	55 SYCAMORE BND , 92620, CA	1,238,000	1/31/2019	3 / 3.00	2,647	3,441	2013
204	447-071-56	9 PAINE CIR , 92614, CA	1,250,000	11/15/2018	5 / 3.00	2,376	9,200	1971
205	551-531-09	86 MELVILLE , 92620, CA	1,250,000	3/7/2019	4 / 3.00	2,417	3,525	2014
206	551-475-07	139 BEECHMONT , 92620, CA	1,250,000	10/5/2018	4 / 3.00	2,613	3,622	2013
207	530-502-03	47 MIDDLETON , 92620, CA	1,250,000	10/3/2018	3 / 3.00	2,445	4,725	1999
208	434-252-01	1 CALAVERA , 92606, CA	1,259,000	10/24/2018	5 / 3.00	2,432	3,850	1997

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
209	530-231-16	39 PARKCREST , 92620, CA	1,260,000	11/16/2018	3 / 3.00	2,445	5,162	1996
210	529-334-03	11 MCLEAN , 92620, CA	1,260,000	11/30/2018	4 / 3.00	2,939	5,000	1985
211	466-192-08	63 ASHFORD , 92618, CA	1,262,000	10/3/2018	4 / 3.00	2,500	6,010	1999
212	451-604-26	100 SHADOWBROOK , 92604, CA	1,275,000	9/17/2018	3 / 3.00	2,268	3,435	2013
213	580-552-09	113 TROWEL , 92618, CA	1,275,000	12/31/2018	4 / 4.00	2,615	4,837	2017
214	551-164-08	21 GAZEBO , 92620, CA	1,275,000	10/17/2018	4 / 4.00	2,699	5,719	2005
215	453-036-33	3 NORTON ST , 92612, CA	1,280,000	10/25/2018	5 / 4.00	2,863	5,000	1966
216	466-211-40	73 EAGLECREEK , 92618, CA	1,280,000	10/25/2018	3 / 3.00	2,824	5,507	1999
217	551-506-03	55 CUMMINGS , 92620, CA	1,280,000	9/25/2018	4 / 3.00	2,525	3,900	2017
218	463-193-06	19381 SIERRA BELLO RD , 92603, CA	1,285,000	10/22/2018	3 / 2.00	1,666	5,183	1971
219	551-193-14	45 RISING SUN , 92620, CA	1,285,000	10/9/2018	3 / 4.00	2,718	3,668	2004
220	551-172-17	31 GABLES , 92620, CA	1,288,000	2/27/2019	4 / 4.00	2,708	4,785	2009
221	580-432-13	137 CARDINAL , 92618, CA	1,300,000	12/3/2018	4 / 4.00	2,599	6,400	2014
222	104-673-34	70 SYCAMORE BND , 92620, CA	1,300,000	1/15/2019	4 / 3.00	2,734	4,574	2013
223	451-681-11	26 COLDBROOK , 92604, CA	1,315,000	11/20/2018	3 / 4.00	2,248	5,665	1980
224	551-571-19	123 MOUNTAIN VIOLET , 92620, CA	1,320,000	12/27/2018	4 / 3.00	2,563	3,699	2015
225	104-682-23	76 PURPLE JASMINE , 92620, CA	1,320,000	3/7/2019	4 / 4.00	2,802	3,746	2014
226	434-292-08	17 VETRINA , 92606, CA	1,330,000	10/18/2018	5 / 3.00	2,727	5,742	1996
227	104-682-09	81 GARDENHOUSE WAY , 92620, CA	1,330,000	10/31/2018	4 / 4.00	2,889	3,833	2013
228	551-475-02	129 BEECHMONT , 92620, CA	1,333,000	12/7/2018	4 / 5.00	2,653	3,840	2012
229	551-531-05	78 MELVILLE , 92620, CA	1,338,000	12/10/2018	4 / 4.00	2,523	3,975	2014
230	463-082-03	5392 KENOSHA LN , 92603, CA	1,340,000	9/24/2018	4 / 3.00	2,015	6,540	1970
231	528-055-17	45 TOPANGA , 92602, CA	1,350,000	11/26/2018	4 / 3.00	3,318	4,770	2001
232	528-055-11	45 SOLSTICE , 92602, CA	1,350,000	2/19/2019	4 / 3.00	3,318	4,770	2001
233	551-223-16	32 PAPERBARK , 92620, CA	1,350,000	10/10/2018	5 / 5.00	3,037	4,851	2009
234	551-172-21	43 GABLES , 92620, CA	1,350,000	3/6/2019	4 / 4.00	2,861	4,350	2009

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
235	104-682-18	54 PURPLE JASMINE , 92620, CA	1,350,000	9/28/2018	4 / 4.00	2,889	3,746	2013
236	434-421-15	56 JUNE BERRY , 92606, CA	1,351,000	1/31/2019	5 / 4.00	3,259	4,825	2005
237	463-501-36	37 MORNING VW , 92603, CA	1,360,000	2/1/2019	3 / 3.00	2,412	5,000	1979
238	551-223-34	37 PAPERBARK , 92620, CA	1,360,000	10/11/2018	5 / 5.00	3,037	4,590	2008
239	530-901-37	36 VACAVILLE , 92602, CA	1,363,000	10/30/2018	5 / 4.00	3,191	4,770	2001
240	530-711-14	10 WALNUT CRK , 92602, CA	1,365,000	2/28/2019	4 / 3.00	2,804	5,250	2000
241	104-653-37	102 CATALONIA , 92618, CA	1,368,000	11/9/2018	3 / 3.00	3,098	3,790	2013
242	591-251-41	214 GEYSER , 92618, CA	1,380,000	11/7/2018	4 / 4.00	2,890	4,112	2017
243	580-381-04	223 COMPASS , 92618, CA	1,380,000	11/8/2018	4 / 5.00	2,994	5,100	2014
244	551-543-07	82 WESTON , 92620, CA	1,380,000	11/20/2018	4 / 4.00	3,294	4,008	2015
245	434-292-38	7 PONTE , 92606, CA	1,390,000	10/19/2018	6 / 3.00	2,998	4,928	1997
246	434-123-05	14 BENAVENTE , 92606, CA	1,390,000	11/21/2018	5 / 4.00	2,973	6,156	1997
247	580-381-43	163 ALLIUM , 92618, CA	1,390,000	12/4/2018	4 / 5.00	2,874	6,091	2015
248	463-012-12	5065 BEREAN LN , 92603, CA	1,400,000	10/24/2018	4 / 3.00	2,109	5,202	1968
249	551-731-05	117 MISTLETOE , 92620, CA	1,400,000	2/25/2019	4 / 3.00	2,213	3,557	2016
250	551-374-15	39 ROLLING GRN , 92620, CA	1,400,000	1/28/2019	3 / 4.00	3,193	5,830	2010
251	580-381-28	227 DENIM , 92618, CA	1,410,000	11/30/2018	4 / 5.00	2,994	5,340	2015
252	551-732-01	113 MISTLETOE , 92620, CA	1,420,000	9/20/2018	4 / 4.00	2,511	3,875	2016
253	463-411-10	17 SILVER CRES , 92603, CA	1,425,000	10/26/2018	4 / 3.00	2,441	6,420	1977
254	580-034-63	50 DEER TRAK , 92618, CA	1,430,000	2/5/2019	4 / 4.00	3,322	8,494	2008
255	580-032-25	45 DEER TRAK , 92618, CA	1,435,000	10/23/2018	3 / 4.00	3,322	4,487	2012
256	551-163-20	42 GENTRY , 92620, CA	1,438,000	10/30/2018	5 / 4.00	3,630	4,995	2005
257	530-212-29	11 BRENTWOOD , 92620, CA	1,446,000	1/14/2019	3 / 4.00	3,115	5,096	1997
258	527-141-31	122 BRIDLE PATH , 92602, CA	1,450,000	10/31/2018	4 / 4.00	3,258	3,760	2014
259	463-245-15	6232 SIERRA PALOS RD , 92603, CA	1,450,000	9/17/2018	5 / 4.00	2,217	8,640	1973
260	451-324-07	18 BIRDSONG , 92604, CA	1,450,000	10/23/2018	6 / 3.00	2,819	7,800	1976

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
261	530-901-42	19 MODESTO , 92602, CA	1,455,000	12/17/2018	5 / 4.00	3,211	6,287	2001
262	580-034-50	35 SHAMAN , 92618, CA	1,468,000	9/21/2018	3 / 4.00	2,820	5,401	2009
263	530-241-25	63 TRAILWOOD , 92620, CA	1,468,000	11/15/2018	5 / 3.00	2,995	5,346	1996
264	451-051-40	15182 CHALON CIR , 92604, CA	1,470,000	11/19/2018	5 / 3.00	2,575	6,450	1971
265	463-141-07	19492 SIERRA RATON RD , 92603, CA	1,479,000	1/8/2019	5 / 3.00	2,900	8,951	1971
266	530-261-02	17 WOODHAVEN LN , 92620, CA	1,485,000	11/27/2018	3 / 4.00	2,819	6,464	1997
267	528-102-12	14 BELLA ROSA , 92602, CA	1,499,000	11/29/2018	4 / 4.00	3,620	5,885	2001
268	527-192-34	90 BOUNTIFUL , 92602, CA	1,500,000	10/30/2018	4 / 5.00	2,753	5,397	2016
269	551-556-31	81 DUBLIN , 92620, CA	1,500,000	12/10/2018	4 / 5.00	3,328	5,243	2016
270	551-223-54	20 BREEZES , 92620, CA	1,504,000	12/31/2018	4 / 5.00	3,481	6,372	2007
271	452-411-13	12 LAURELGLEN , 92614, CA	1,510,000	1/29/2019	3 / 3.00	2,688	4,900	1984
272	588-261-32	42 TESORO , 92618, CA	1,510,000	10/24/2018	3 / 3.00	2,794	4,235	2013
273	481-122-28	109 WEATHERVANE , 92603, CA	1,520,000	10/30/2018	4 / 3.00	2,535	4,403	2004
274	551-503-12	59 HAZELTON , 92620, CA	1,525,000	1/22/2019	4 / 4.00	3,261	4,008	2013
275	463-441-01	24 CANDLEBUSH , 92603, CA	1,535,000	12/31/2018	4 / 4.00	3,534	6,413	1981
276	551-381-31	27 STATUARY , 92620, CA	1,540,000	11/16/2018	4 / 4.00	3,174	4,905	2012
277	588-251-20	65 TRIANA , 92618, CA	1,548,000	9/25/2018	4 / 3.00	2,459	4,682	2013
278	463-321-06	4 ROLLING BRK , 92603, CA	1,580,000	11/29/2018	4 / 2.00	2,348	7,437	1976
279	580-541-20	101 DIAMONDBACK , 92618, CA	1,580,000	12/10/2018	4 / 4.00	3,158	6,493	2016
280	527-191-42	50 WILD HORSE , 92602, CA	1,583,000	12/12/2018	4 / 5.00	2,890	5,632	2016
281	551-215-24	28 SANCTUARY , 92620, CA	1,589,000	12/11/2018	5 / 4.00	3,630	5,842	2005
282	551-543-09	81 CORTLAND , 92620, CA	1,590,500	12/17/2018	4 / 4.00	3,294	4,008	2015
283	527-091-15	24 FLATIRON , 92602, CA	1,600,000	10/9/2018	4 / 5.00	3,659	5,032	2014
284	551-773-17	103 JOSHUA TREE , 92620, CA	1,600,000	2/28/2019	4 / 5.00	3,408	3,960	2017
285	551-731-06	115 MISTLETOE , 92620, CA	1,600,000	3/1/2019	3 / 4.00	2,511	3,669	2016
286	551-215-30	20 LOOKOUT , 92620, CA	1,600,000	11/29/2018	5 / 6.00	3,481	6,270	2005

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
287	530-261-55	2 BAYLEAF LN , 92620, CA	1,600,000	10/23/2018	3 / 5.00	3,148	6,500	1997
288	530-891-08	39 MAYWOOD , 92602, CA	1,614,000	10/9/2018	4 / 3.00	3,451	8,974	2000
289	580-392-23	180 OSAGE , 92618, CA	1,617,500	1/23/2019	5 / 5.00	3,626	7,583	2014
290	551-101-51	35 LILY POOL , 92620, CA	1,630,000	11/9/2018	5 / 5.00	4,039	6,186	2004
291	580-341-52	55 WESTOVER , 92620, CA	1,647,500	12/17/2018	4 / 5.00	3,614	4,500	2013
292	580-033-03	37 EXPLORATION , 92618, CA	1,650,000	10/5/2018	4 / 4.00	4,134	6,578	2007
293	530-581-46	6 HIBISCUS , 92620, CA	1,660,000	1/3/2019	4 / 3.00	3,761	7,200	2000
294	551-162-57	37 TWIGGS , 92620, CA	1,670,000	10/3/2018	5 / 6.00	4,389	8,719	2005
295	530-911-44	21 ATASCADERO , 92602, CA	1,680,000	10/5/2018	4 / 4.00	3,622	6,116	2001
296	580-331-46	55 FENWAY , 92620, CA	1,685,000	12/14/2018	4 / 5.00	4,116	4,500	2016
297	530-701-65	32 WALNUT CRK , 92602, CA	1,700,000	12/4/2018	4 / 3.00	3,451	6,186	2000
298	463-401-08	15 BLUFF VW , 92603, CA	1,700,000	11/29/2018	5 / 3.00	3,172	10,737	1977
299	580-331-47	53 FENWAY , 92620, CA	1,700,000	9/17/2018	3 / 4.00	3,285	4,500	2016
300	551-162-39	36 SHEPARD , 92620, CA	1,730,000	10/11/2018	4 / 6.00	4,183	6,050	2005
301	588-252-08	50 TRIANA , 92618, CA	1,733,500	9/25/2018	3 / 4.00	3,067	4,235	2013
302	580-365-07	176 FIELDWOOD , 92618, CA	1,750,000	10/24/2018	4 / 6.00	4,156	7,818	2016
303	530-331-21	43 NEW DAWN , 92620, CA	1,750,000	1/25/2019	2 / 4.00	3,296	8,878	1998
304	527-082-10	3 LONESTAR , 92602, CA	1,815,000	1/7/2019	4 / 5.00	4,209	5,900	2015
305	588-262-16	35 TESORO , 92618, CA	1,815,000	9/24/2018	3 / 4.00	3,067	4,851	2013
306	551-162-60	31 TWIGGS , 92620, CA	1,815,100	1/7/2019	4 / 5.00	4,606	6,900	2005
307	452-414-12	75 LIMWOOD , 92614, CA	1,825,000	10/16/2018	4 / 3.00	3,076	7,130	1985
308	478-391-21	20 TOPIARY , 92603, CA	1,840,000	2/22/2019	3 / 3.00	2,305	9,126	2002
309	551-162-17	36 GRASSLAND , 92620, CA	1,845,000	10/22/2018	4 / 5.00	4,389	6,760	2005
310	463-731-42	18 TRINITY , 92612, CA	1,858,000	11/8/2018	4 / 3.00	3,388	5,940	1996
311	580-643-08	101 TURNER , 92618, CA	1,880,000	10/31/2018	4 / 6.00	3,936	7,832	2016
312	580-341-03	67 INTERLUDE , 92620, CA	1,898,000	12/21/2018	5 / 6.00	3,955	5,040	2015

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
313	478-401-08	56 SHADY LN , 92603, CA	1,900,000	9/28/2018	3 / 4.00	2,734	4,927	2003
314	527-091-10	15 FLATIRON , 92602, CA	1,990,000	1/7/2019	6 / 7.00	4,319	7,124	2014
315	478-321-05	35 CLIMBING VINE , 92603, CA	1,999,000	9/18/2018	5 / 5.00	3,184	4,966	2003
316	463-173-04	5552 OAKLEY TER , 92603, CA	1,999,000	10/11/2018	4 / 4.00	2,384	12,760	1971
317	478-391-26	32 TRUMPET VINE , 92603, CA	2,000,000	12/7/2018	4 / 4.00	2,898	7,599	2003
318	580-271-14	64 HEIRLOOM , 92618, CA	2,060,000	12/31/2018	5 / 5.00	3,938	5,820	2012
319	580-271-06	56 PEACEVINE , 92618, CA	2,168,000	2/1/2019	5 / 5.00	3,938	5,424	2012
320	478-381-20	22 ROSE TRELLIS , 92603, CA	2,200,000	10/25/2018	4 / 6.00	3,116	5,981	2004
321	463-252-11	19142 SIERRA MARIA RD , 92603, CA	2,200,000	12/14/2018	6 / 5.00	4,593	8,000	1970
322	530-331-27	55 NEW DAWN , 92620, CA	2,225,000	10/1/2018	5 / 6.00	4,733	8,720	1999
323	527-101-45	12 SKY VIS , 92602, CA	2,288,000	9/20/2018	5 / 6.00	4,083	6,298	2017
324	478-381-57	50 CRIMSON ROSE , 92603, CA	2,360,000	10/2/2018	4 / 6.00	3116	9,017	2005
325	527-281-03	120 QUIET PL , 92602, CA	2,504,000	10/16/2018	5 / 6.00	5,121	6,900	2014
326	478-433-35	55 HIDDEN TRL , 92603, CA	2,525,000	1/15/2019	3 / 4.00	3,792	5,691	2004
327	527-302-14	101 INDIAN SUMMER , 92602, CA	2,599,000	12/21/2018	5 / 5.00	4,250	6,239	2017
328	527-131-03	5 SUNSET CV , 92602, CA	2,700,000	11/7/2018	4 / 5.00	4,022	9,720	2015
329	586-071-23	110 WHITEPLUME , 92618, CA	2,700,000	2/11/2019	4 / 5.00	4,710	8,290	2016
330	527-302-13	103 INDIAN SUMMER , 92602, CA	2,819,000	12/20/2018	6 / 6.00	4,943	6,900	2017
331	481-094-45	27 MOMENTO , 92603, CA	2,860,000	3/6/2019	5 / 5.00	4,761	7,187	2006
332	478-371-15	22 CREST TER , 92603, CA	3,000,000	10/31/2018	4 / 4.00	4,221	11,885	2003
333	463-601-16	4 SUNPEAK , 92603, CA	3,000,000	10/10/2018	4 / 5.00	4,782	10,500	1986
334	464-081-02	28 PRAIRIE GRASS , 92603, CA	3,295,000	3/5/2019	4 / 5.00	4,960	14,898	2003
335	527-271-41	115 TREASURE , 92602, CA	3,300,000	10/1/2018	6 / 7.00	5,973	11,018	2014
336	464-061-09	19 WILDHAWK , 92603, CA	3,400,000	12/5/2018	3 / 6.00	3,954	12,720	2001
337	464-071-31	32 PRAIRIE GRASS , 92603, CA	3,750,000	12/20/2018	4 / 7.00	5,278	15,464	2003
338	586-081-48	109 PANORAMA , 92618, CA	3,771,500	12/19/2018	6 / 7.00	5,596	8,733	2016

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
339	463-632-10	4 SUMMIT , 92603, CA	3,775,000	10/2/2018	3 / 5.00	5,635	18,400	1988
340	464-081-20	11 PRAIRIE GRASS , 92603, CA	3,800,000	2/14/2019	4 / 6.00	4,382	16,509	2002
341	527-394-04	102 WOODY KNL , 92602, CA	4,000,000	10/16/2018	4 / 5.00	4,566	12,708	2017
342	464-031-42	28 GOLDEN EAGLE , 92603, CA	4,000,000	1/9/2019	4 / 5.00	5,510	20,168	2004
343	586-081-11	101 PRESERVE , 92618, CA	4,150,000	1/15/2019	6 / 7.00	5,453	9,586	2015
344	478-433-58	59 GRANDVIEW , 92603, CA	4,690,000	11/21/2018	6 / 7.00	5,639	12,516	2006
345	464-031-34	51 COPPER CRK , 92603, CA	4,900,000	2/19/2019	5 / 6.00	6,048	27,269	2001
346	464-031-53	39 GOLDEN EAGLE , 92603, CA	5,000,000	10/18/2018	4 / 5.00	6,551	29,969	2005
347	464-051-07	26 BLUE GRASS , 92603, CA	5,401,000	12/18/2018	7 / 8.00	6,393	28,053	2005
348	481-181-16	120 CANYON CRK , 92603, CA	5,500,000	11/13/2018	4 / 6.00	7,438	24,568	2009
349	527-394-03	104 WOODY KNL , 92602, CA	5,650,000	10/4/2018	5 / 6.00	6,070	15,229	2017

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
1	988-041-14	31 SCHUBERT CT # 83, 92617, CA	177,000	2/13/2019	1 / 1.00	812	1986
2	988-041-42	71 SCHUBERT CT # 67, 92617, CA	186,000	10/12/2018	1 / 1.00	812	1987
3	988-883-15	67 SCHUBERT CT # 70, 92617, CA	197,500	11/30/2018	1 / 1.00	972	1987
4	935-160-19	6 PIERRE , 92604, CA	200,000	12/3/2018	2 / 3.00	1,069	1977
5	934-041-71	139 SCHUBERT CT # 96, 92617, CA	234,000	10/26/2018	2 / 1.00	1,097	1987
6	935-532-64	264 STREAMWOOD , 92620, CA	236,000	1/24/2019	0 / 1.00	415	1977
7	935-530-77	173 STREAMWOOD , 92620, CA	250,000	1/9/2019	0 / 1.00	415	1977
8	935-531-67	55 STREAMWOOD , 92620, CA	285,000	12/13/2018	1 / 1.00	633	1977
9	988-510-08	54 WHITMAN CT , 92617, CA	289,500	2/8/2019	3 / 3.00	1,462	1990
10	934-631-18	148 ORANGE BLOSSOM # 118, 9261	294,000	12/14/2018	1 / 1.00	473	1976
11	934-880-71	460 ORANGE BLOSSOM , 92618, CA	297,000	2/28/2019	1 / 1.00	473	1977
12	930-307-14	1440 SCHOLARSHIP , 92612, CA	300,000	10/18/2018	1 / 1.00	895	2006
13	935-533-22	322 STREAMWOOD , 92620, CA	330,000	2/22/2019	1 / 1.00	633	1977
14	935-531-97	85 STREAMWOOD , 92620, CA	330,000	2/1/2019	1 / 1.00	633	1977
15	935-530-28	124 STREAMWOOD , 92620, CA	332,500	10/31/2018	1 / 1.00	633	1978
16	935-533-27	327 STREAMWOOD , 92620, CA	335,000	2/20/2019	2 / 1.00	809	1977
17	934-880-11	386 ORANGE BLOSSOM # 130, 9261	350,000	11/13/2018	1 / 1.00	661	1977
18	935-532-25	225 SPRINGVIEW , 92620, CA	355,000	1/8/2019	1 / 1.00	633	1977
19	932-024-62	109 HUNTINGTON # 264, 92620, CA	360,000	1/3/2019	1 / 1.00	690	1986
20	935-340-71	64 LEMON GRV # 280, 92618, CA	375,000	11/8/2018	2 / 1.00	868	1977
21	935-340-55	105 LEMON GRV # 264, 92618, CA	380,000	3/4/2019	1 / 1.00	814	1977
22	934-104-34	2414 WATERMARKE PL , 92612, CA	380,000	10/5/2018	1 / 1.00	648	2003
23	934-104-75	2420 WATERMARKE PL , 92612, CA	382,000	1/7/2019	1 / 1.00	648	2003
24	934-103-98	2114 WATERMARKE PL , 92612, CA	385,000	1/2/2019	1 / 1.00	648	2003
25	932-190-84	77 GOLDEN GLEN ST # 4, 92604, CA	385,000	11/2/2018	2 / 1.00	862	1971
26	934-103-00	3414 WATERMARKE PL , 92612, CA	388,000	10/17/2018	1 / 1.00	648	2003

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
27	934-104-60	2317 WATERMARKE PL , 92612, CA	392,500	11/28/2018	1 / 1.00	648	2003
28	935-340-04	447 ORANGE BLOSSOM # 213, 9261	399,500	1/22/2019	1 / 1.00	814	1977
29	930-734-75	2215 APRICOT DR # 2215, 92618, CA	400,000	11/20/2018	1 / 1.00	813	1979
30	937-134-62	2243 MARTIN # 201, 92612, CA	400,000	1/7/2019	1 / 1.00	835	1990
31	932-400-36	97 OVAL RD # 4, 92604, CA	400,000	12/14/2018	2 / 1.00	862	1972
32	935-340-46	127 LEMON GRV # 255, 92618, CA	402,000	10/31/2018	1 / 1.00	814	1977
33	935-350-16	305 TANGELO # 345, 92618, CA	403,500	9/20/2018	2 / 1.00	868	1977
34	937-812-20	26 MARBELLA AISLE # 11, 92614, CA	405,000	11/14/2018	2 / 2.00	871	1987
35	937-812-77	204 ALICANTE AISLE # 216, 92614, CA	408,000	2/25/2019	1 / 1.00	728	1987
36	930-306-23	1248 SCHOLARSHIP , 92612, CA	410,000	1/31/2019	1 / 1.00	734	2006
37	934-103-83	2401 WATERMARKE PL , 92612, CA	413,000	12/14/2018	1 / 1.00	746	2003
38	935-537-05	1707 TERRA BELLA , 92602, CA	413,000	12/20/2018	1 / 2.00	887	1999
39	937-134-03	2233 MARTIN APT 309, 92612, CA	415,000	3/1/2019	1 / 1.00	952	1990
40	934-102-31	3301 WATERMARKE PL , 92612, CA	415,000	11/16/2018	1 / 1.00	746	2003
41	930-307-59	2140 SCHOLARSHIP , 92612, CA	415,000	9/19/2018	1 / 1.00	734	2006
42	937-133-91	2233 MARTIN APT 222, 92612, CA	419,000	2/28/2019	1 / 1.00	952	1993
43	934-631-15	145 ORANGE BLOSSOM # 115, 9261	420,000	1/22/2019	2 / 1.00	868	1976
44	935-531-77	65 STREAMWOOD , 92620, CA	425,000	1/18/2019	2 / 1.00	887	1977
45	930-306-89	1306 SCHOLARSHIP , 92612, CA	428,000	9/25/2018	1 / 1.00	734	2006
46	935-980-22	40 EAGLE PT # 22, 92604, CA	428,000	11/29/2018	2 / 1.00	928	1978
47	935-160-67	30 HELENA # 67, 92604, CA	430,000	10/1/2018	3 / 3.00	1,504	1977
48	936-271-68	38 DOVETAIL , 92603, CA	434,000	11/1/2018	2 / 3.00	1,304	2004
49	930-308-03	2446 SCHOLARSHIP , 92612, CA	435,000	12/12/2018	1 / 1.00	895	2006
50	930-305-55	2404 SCHOLARSHIP , 92612, CA	435,500	12/17/2018	1 / 1.00	895	2005
51	934-101-50	3348 WATERMARKE PL , 92612, CA	438,000	12/18/2018	1 / 1.00	868	2003
52	930-307-44	1413 SCHOLARSHIP , 92612, CA	438,500	2/28/2019	1 / 1.00	895	2006

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
53	930-735-78	4313 APRICOT DR # 4313, 92618, CA	440,000	2/27/2019	2 / 2.00	916	1979
54	935-690-16	63 WILDWOOD # 16, 92604, CA	440,000	1/4/2019	2 / 1.00	928	1978
55	939-351-73	2201 LADRILLO AISLE # 70, 92606, CA	442,000	10/2/2018	1 / 1.00	806	1994
56	937-136-04	2253 MARTIN APT 421, 92612, CA	445,000	12/7/2018	1 / 1.00	835	1992
57	937-813-82	103 ALBERTI AISLE # 321, 92614, CA	450,000	12/18/2018	1 / 1.00	899	1987
58	939-351-08	3402 LADRILLO AISLE , 92606, CA	450,000	2/19/2019	1 / 1.00	806	1993
59	935-690-07	29 WILDWOOD # 7, 92604, CA	450,000	1/29/2019	2 / 1.00	928	1978
60	937-470-07	9 SMOKESTONE # 7, 92614, CA	455,000	1/23/2019	2 / 2.00	917	1980
61	935-170-29	23 HERITAGE , 92604, CA	460,000	10/17/2018	2 / 2.00	1,020	1977
62	937-811-77	45 ABRAZO AISLE # 166, 92614, CA	462,000	1/23/2019	2 / 2.00	871	1987
63	937-813-91	61 ALBERTI AISLE # 330, 92614, CA	463,000	2/22/2019	2 / 2.00	871	1987
64	937-474-21	91 GREENFIELD # 66, 92614, CA	465,000	11/21/2018	2 / 1.00	1,022	1982
65	937-813-73	111 ALBERTI AISLE # 312, 92614, CA	465,500	12/14/2018	2 / 2.00	871	1987
66	932-025-01	16 VAN BUREN # 303, 92620, CA	467,500	9/27/2018	2 / 2.00	987	1986
67	937-470-31	25 SMOKESTONE # 31, 92614, CA	479,000	2/22/2019	2 / 2.00	917	1980
68	938-610-18	65 ROCKWOOD # 18, 92614, CA	480,000	2/13/2019	3 / 2.00	1,117	1980
69	937-813-66	68 COSTERO AISLE # 305, 92614, CA	480,000	12/13/2018	2 / 2.00	871	1987
70	930-096-37	387 DEERFIELD AVE # 77, 92606, CA	480,000	10/19/2018	2 / 1.00	890	1985
71	932-400-57	31 OVAL RD # 1, 92604, CA	480,000	10/4/2018	2 / 2.00	1,048	1972
72	930-305-89	1172 SCHOLARSHIP , 92612, CA	482,500	9/21/2018	2 / 2.00	1,052	2006
73	938-056-18	62 LATITUDE , 92618, CA	485,000	10/15/2018	1 / 2.00	1,158	2007
74	935-341-44	47 TAROCCO , 92618, CA	485,000	10/30/2018	2 / 2.00	951	1983
75	935-540-95	918 TIMBERWOOD , 92620, CA	488,000	2/22/2019	1 / 1.00	1,270	2001
76	932-025-03	28 VAN BUREN # 305, 92620, CA	489,000	12/3/2018	2 / 2.00	987	1987
77	930-736-78	417 TANGELO , 92618, CA	489,000	9/27/2018	2 / 3.00	1,153	1983
78	932-022-13	8 REMINGTON # 14, 92620, CA	490,000	10/18/2018	2 / 2.00	903	1986

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
79	932-190-34	32 ELKSFORD AVE # 2, 92604, CA	490,000	2/19/2019	3 / 2.00	1,091	1971
80	939-180-70	73 OXFORD # 46, 92612, CA	495,000	1/14/2019	2 / 2.00	1,134	1981
81	935-690-25	77 WILDWOOD # 25, 92604, CA	495,000	10/15/2018	3 / 1.00	1,084	1978
82	932-400-26	113 OVAL RD # 2, 92604, CA	498,000	2/11/2019	3 / 2.00	1,091	1972
83	932-490-26	82 ELKSFORD AVE # 2, 92604, CA	499,000	1/23/2019	3 / 2.00	1,091	1972
84	935-421-14	51 MAYFAIR , 92620, CA	500,000	1/25/2019	1 / 2.00	1,005	2011
85	932-024-54	125 HUNTINGTON # 256, 92620, CA	500,000	11/30/2018	2 / 2.00	987	1986
86	932-023-62	7 REMINGTON , 92620, CA	500,000	1/15/2019	2 / 2.00	903	1986
87	930-582-83	1 AMBERLEAF # 116, 92614, CA	500,000	12/28/2018	2 / 2.00	911	1986
88	930-304-16	2174 SCHOLARSHIP , 92612, CA	500,000	11/5/2018	2 / 2.00	1,038	2005
89	937-815-43	11 ARESE AISLE , 92606, CA	500,000	11/19/2018	1 / 2.00	1,022	1990
90	932-190-01	110 KAZAN ST # 1, 92604, CA	500,000	9/20/2018	2 / 2.00	1,048	1971
91	935-970-13	145 BRIARWOOD , 92604, CA	504,000	11/7/2018	3 / 1.00	1,084	1978
92	930-304-84	2366 SCHOLARSHIP , 92612, CA	505,000	2/13/2019	2 / 2.00	1,038	2005
93	937-472-74	20 WOODLEAF , 92614, CA	510,000	12/14/2018	3 / 2.00	1,284	1982
94	937-133-67	2233 MARTIN APT 405, 92612, CA	510,000	3/7/2019	2 / 2.00	1,204	1990
95	936-010-69	16 BRIARWOOD # 69, 92604, CA	510,000	9/25/2018	2 / 2.00	1,037	1978
96	935-980-12	52 FALLBROOK # 12, 92604, CA	513,500	12/21/2018	3 / 2.00	1,084	1978
97	937-812-61	180 ALICANTE AISLE # 200, 92614, CA	515,000	2/8/2019	2 / 2.00	1,083	1987
98	930-306-65	1336 SCHOLARSHIP , 92612, CA	517,000	9/21/2018	2 / 2.00	1,052	2006
99	937-134-42	2243 MARTIN APT 102, 92612, CA	518,000	10/26/2018	2 / 2.00	1,204	1992
100	935-170-81	6 MONTGOMERY , 92604, CA	520,000	11/21/2018	3 / 2.00	1,121	1977
101	938-611-24	187 ROCKWOOD # 64, 92614, CA	521,000	11/28/2018	3 / 2.00	1,260	1983
102	930-306-72	1352 SCHOLARSHIP , 92612, CA	525,000	10/30/2018	2 / 2.00	1,052	2006
103	932-477-72	72 FULL MOON , 92618, CA	527,000	11/28/2018	1 / 2.00	1,076	2006
104	938-100-67	613 SPRINGBROOK N # 52, 92614, CA	528,000	11/29/2018	2 / 3.00	1,052	1985

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
105	930-304-86	2370 SCHOLARSHIP , 92612, CA	530,000	11/29/2018	2 / 2.00	1,038	2005
106	930-243-03	577 ROCKEFELLER , 92612, CA	530,000	1/4/2019	1 / 2.00	1,275	2007
107	935-450-61	22 CHRISTAMON S # 28, 92620, CA	535,000	12/13/2018	2 / 3.00	1,153	1984
108	937-472-77	23 WOODLEAF , 92614, CA	535,000	11/9/2018	3 / 2.00	1,284	1982
109	937-470-98	121 GREENFIELD # 128, 92614, CA	535,000	10/2/2018	3 / 2.00	1,284	1982
110	939-185-15	321 STANFORD CT # 36, 92612, CA	535,000	12/14/2018	2 / 1.00	890	1985
111	935-422-01	26 KEMPTON , 92620, CA	537,000	2/27/2019	1 / 2.00	1,005	2012
112	937-473-80	26 GREENFIELD , 92614, CA	540,000	12/20/2018	3 / 2.00	1,284	1982
113	933-822-06	311 SILK TREE , 92606, CA	540,000	11/5/2018	2 / 2.00	1,146	2006
114	935-600-78	8 FIREBIRD # 78, 92604, CA	540,000	9/25/2018	2 / 2.00	990	1978
115	934-752-98	109 CALYPSO , 92618, CA	545,000	11/28/2018	1 / 2.00	1,136	2009
116	932-097-15	338 MONROE # 211, 92620, CA	550,000	11/19/2018	3 / 3.00	1,288	1985
117	938-055-85	31 CACTUS BLOOM , 92618, CA	550,000	10/31/2018	2 / 2.00	1,024	2006
118	938-600-19	54 ECHO RUN # 19, 92614, CA	550,000	3/4/2019	3 / 2.00	1,117	1980
119	937-130-49	5151 WALNUT AVE APT 43, 92604, CA	550,000	10/12/2018	2 / 3.00	1,148	1982
120	932-475-50	48 BOLINAS # 3, 92602, CA	550,000	2/19/2019	2 / 2.00	1,462	2001
121	938-602-22	81 GOLDENROD # 52, 92614, CA	555,000	1/14/2019	2 / 3.00	1,176	1985
122	937-813-59	54 COSTERO AISLE # 298, 92614, CA	555,000	10/11/2018	2 / 2.00	1,032	1987
123	932-024-57	121 HUNTINGTON # 259, 92620, CA	558,000	12/10/2018	3 / 3.00	1,224	1986
124	939-180-69	71 OXFORD # 45, 92612, CA	558,000	10/5/2018	2 / 3.00	1,242	1981
125	931-314-06	74 ROSE ARCH # 6, 92620, CA	560,000	12/26/2018	2 / 2.00	1,123	2014
126	934-747-21	146 HEDGE BLOOM , 92618, CA	560,000	10/23/2018	2 / 3.00	1,206	2010
127	937-135-60	2253 MARTIN APT 217, 92612, CA	562,000	11/30/2018	2 / 2.00	1,204	1993
128	939-352-33	1500 SOLVAY AISLE # 130, 92606, CA	563,000	2/25/2019	2 / 2.00	921	1995
129	930-305-46	2422 SCHOLARSHIP , 92612, CA	565,000	10/16/2018	2 / 2.00	1,260	2005
130	932-095-85	224 MONROE # 81, 92620, CA	567,000	10/18/2018	2 / 3.00	1112	1985

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
131	935-457-82	17 NATURE , 92620, CA	568,000	2/13/2019	1 / 2.00	910	2006
132	930-581-59	103 GREENMOOR # 65, 92614, CA	569,000	11/14/2018	2 / 2.00	1,171	1984
133	934-103-68	2300 WATERMARKE PL , 92612, CA	570,000	1/22/2019	2 / 2.00	1,137	2003
134	934-101-04	3332 WATERMARKE PL , 92612, CA	570,000	10/11/2018	2 / 2.00	1,137	2003
135	935-600-15	32 ACORN # 15, 92604, CA	571,500	11/21/2018	1 / 2.00	863	1978
136	938-056-04	56 SCARLET BLOOM , 92618, CA	575,000	12/20/2018	2 / 2.00	1,024	2007
137	932-412-49	130 CORALWOOD , 92618, CA	575,000	12/14/2018	1 / 3.00	1,007	2011
138	930-203-46	102 CAPRICORN , 92618, CA	575,000	2/13/2019	2 / 2.00	1,178	2015
139	938-610-28	23 ROCKWOOD # 28, 92614, CA	575,000	9/20/2018	3 / 2.00	1,117	1980
140	937-610-36	42 CHARDONNAY # 36, 92614, CA	575,000	10/30/2018	1 / 2.00	1,348	1980
141	936-270-23	19 FLOWERBUD , 92603, CA	575,000	1/15/2019	2 / 3.00	1,304	2003
142	936-020-20	29 HIGHLAND VW # 20, 92603, CA	575,000	10/30/2018	2 / 2.00	1,365	1978
143	935-357-27	314 QUAIL RDG , 92603, CA	575,000	11/20/2018	2 / 2.00	1,112	2005
144	932-478-08	35 SILVERADO , 92618, CA	577,000	9/18/2018	2 / 2.00	1,239	2010
145	930-600-15	211 NATIVE SPG , 92618, CA	577,000	12/5/2018	2 / 3.00	1,354	2015
146	935-542-25	210 TIMBERWOOD , 92620, CA	578,000	2/21/2019	2 / 3.00	1,224	2001
147	938-500-70	36 HEATHERGREEN # 70, 92614, CA	578,000	2/1/2019	2 / 2.00	1,130	1981
148	932-095-78	52 MONROE # 74, 92620, CA	580,000	10/25/2018	2 / 3.00	1,112	1985
149	932-412-23	52 CORALWOOD , 92618, CA	580,000	11/27/2018	2 / 2.00	1,136	2009
150	930-304-57	2225 SCHOLARSHIP , 92612, CA	580,000	9/18/2018	2 / 2.00	1,038	2005
151	939-351-84	2107 LADRILLO AISLE # 81, 92606, CA	580,000	2/25/2019	2 / 2.00	1,009	1995
152	933-821-48	18 GOLDENBUSH # 40, 92604, CA	580,000	9/24/2018	2 / 3.00	1,068	1974
153	933-823-47	1405 ABELIA , 92606, CA	582,000	2/11/2019	3 / 4.00	1,838	2006
154	935-544-28	98 TALISMAN , 92620, CA	585,000	11/30/2018	2 / 2.00	1,106	2007
155	934-631-26	2603 CHERRYWOOD , 92618, CA	585,000	11/26/2018	2 / 3.00	1,183	1999
156	935-161-47	21 CHEYENNE # 66, 92604, CA	585,000	12/4/2018	3 / 3.00	1,633	1977

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
157	931-314-51	158 ROSE ARCH , 92620, CA	589,000	10/19/2018	2 / 2.00	1,123	2014
158	935-542-01	1718 TIMBERWOOD , 92620, CA	590,000	10/18/2018	2 / 3.00	1,267	1999
159	935-450-75	41 CHRISTAMON S # 4, 92620, CA	590,000	2/25/2019	2 / 3.00	1,372	1984
160	938-841-45	374 FALLINGSTAR # 68, 92614, CA	590,000	10/24/2018	2 / 3.00	1,176	1984
161	930-243-82	513 ROCKEFELLER , 92612, CA	590,000	11/2/2018	1 / 2.00	1,426	2013
162	939-353-45	3109 LADRILLO AISLE , 92606, CA	590,000	10/23/2018	2 / 2.00	921	1996
163	933-823-27	701 SILK TREE , 92606, CA	590,000	11/8/2018	2 / 2.00	1,402	2006
164	933-822-89	434 SILK TREE , 92606, CA	590,000	11/8/2018	2 / 2.00	1,402	2007
165	936-270-36	30 PERENNIAL , 92603, CA	590,000	10/18/2018	2 / 3.00	1,528	2003
166	930-582-73	36 WINTERHAVEN # 106, 92614, CA	592,500	10/19/2018	2 / 2.00	911	1986
167	935-548-10	77 TOWNGATE , 92620, CA	595,000	12/27/2018	2 / 2.00	989	2010
168	934-300-70	3 FLORES # 29, 92612, CA	595,500	11/16/2018	2 / 2.00	1,441	1975
169	939-352-24	1507 SOLVAY AISLE # 121, 92606, C	596,000	10/12/2018	2 / 2.00	1,009	1996
170	935-160-23	7 PIERRE # 23, 92604, CA	598,000	10/11/2018	3 / 2.00	1,128	1977
171	934-300-36	13 VIEJO # 85, 92612, CA	600,000	11/14/2018	1 / 2.00	1,386	1975
172	934-108-08	3131 MICHELSON DR UNIT 1202, 92	600,000	1/22/2019	2 / 2.00	1,330	2005
173	934-106-47	3141 MICHELSON DR UNIT 603, 926	600,000	2/22/2019	2 / 2.00	1,330	2005
174	934-440-71	9 CATTAIL # 5, 92604, CA	600,000	2/14/2019	3 / 2.00	1,164	1975
175	936-271-13	88 DOVETAIL , 92603, CA	600,000	2/26/2019	2 / 2.00	1,335	2003
176	935-535-97	303 TERRA BELLA , 92602, CA	600,000	10/9/2018	2 / 3.00	1,324	1999
177	935-540-62	612 TIMBERWOOD , 92620, CA	603,000	10/2/2018	2 / 3.00	1,388	2000
178	938-721-71	9 WINTERMIST # 53, 92614, CA	603,000	10/29/2018	2 / 2.00	1,011	1984
179	932-027-92	5 MOONSTONE , 92602, CA	607,000	12/28/2018	2 / 3.00	1,485	2001
180	937-011-76	119 CARTIER AISLE , 92620, CA	608,000	10/5/2018	2 / 2.00	1,679	1990
181	937-011-93	64 CARTIER AISLE , 92620, CA	610,000	12/18/2018	2 / 2.00	1,388	1989
182	932-096-53	202 MONROE # 149, 92620, CA	610,000	10/29/2018	3 / 3.00	1,288	1986

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
183	937-136-01	2253 MARTIN # 418, 92612, CA	610,000	1/16/2019	2 / 2.00	1,204	1993
184	937-135-80	2253 MARTIN # 316, 92612, CA	610,000	12/10/2018	2 / 2.00	1,277	1993
185	934-300-67	9 FLORES # 26, 92612, CA	610,000	12/13/2018	2 / 2.00	1,441	1975
186	933-930-29	2 VERDE # 29, 92612, CA	610,000	12/24/2018	1 / 2.00	1,404	1974
187	930-248-75	33 WALDORF , 92612, CA	610,000	10/18/2018	1 / 2.00	1,426	2013
188	931-214-53	220 LONETREE , 92603, CA	610,000	2/21/2019	2 / 2.00	1,586	2003
189	935-458-04	16 ICEBERG ROSE , 92620, CA	615,000	2/19/2019	2 / 2.00	1,024	2005
190	934-741-95	216 GUINEVERE , 92620, CA	615,000	2/8/2019	2 / 3.00	1,364	2005
191	934-741-71	223 GROVELAND , 92620, CA	615,000	11/9/2018	2 / 3.00	1,364	2005
192	937-816-07	1 IMPERIAL AISLE , 92606, CA	615,000	2/15/2019	2 / 3.00	1,347	1993
193	939-045-31	49 OLIVEHURST # 10, 92602, CA	615,000	1/28/2019	2 / 2.00	1,604	2001
194	935-457-25	39 COSTA BRAVA , 92620, CA	618,000	10/15/2018	2 / 3.00	1,170	2005
195	939-180-56	111 OXFORD # 32, 92612, CA	618,000	12/21/2018	2 / 2.00	1,134	1981
196	934-441-44	8 WILDFLOWER # 21, 92604, CA	619,000	3/4/2019	3 / 3.00	1,464	1975
197	935-542-35	308 TIMBERWOOD , 92620, CA	620,000	10/25/2018	2 / 3.00	1388	2000
198	934-107-37	3131 MICHELSON DR UNIT 301, 926	620,000	12/14/2018	2 / 2.00	1,443	2005
199	939-354-19	202 MARINELLA AISLE , 92606, CA	620,000	11/30/2018	2 / 2.00	1,022	1994
200	937-560-14	51 HAVENWOOD # 14, 92614, CA	625,000	1/31/2019	3 / 3.00	1,578	1980
201	936-270-80	236 DEWDROP , 92603, CA	626,000	10/17/2018	2 / 2.00	1,335	2003
202	934-742-30	189 WILD LILAC , 92620, CA	627,000	11/13/2018	2 / 3.00	1,364	2006
203	936-020-36	61 HIGHLAND VW # 36, 92603, CA	627,500	10/31/2018	2 / 2.00	1,365	1978
204	939-185-08	335 STANFORD CT # 29, 92612, CA	628,000	12/7/2018	2 / 2.00	1,138	1985
205	935-161-19	10 SANTA FE # 38, 92604, CA	630,000	2/1/2019	3 / 3.00	1,633	1977
206	931-216-74	97 ROADRUNNER , 92603, CA	630,000	12/6/2018	2 / 2.00	1,586	2003
207	938-372-48	42 EL CAJON # 40, 92602, CA	630,000	1/25/2019	2 / 3.00	1,455	2001
208	935-421-90	105 MAYFAIR , 92620, CA	635,000	1/7/2019	2 / 2.00	1,365	2012

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
209	937-133-31	49 ALMADOR , 92614, CA	635,000	11/30/2018	2 / 2.00	923	1990
210	939-354-69	704 MARINELLA AISLE # 4119, 9260	635,000	2/22/2019	2 / 2.00	1,037	1995
211	936-270-64	255 DEWDROP , 92603, CA	637,000	9/19/2018	2 / 3.00	1,484	2003
212	937-812-60	178 ALICANTE AISLE # 199, 92614, (638,000	10/1/2018	3 / 2.00	1,240	1989
213	932-096-56	208 MONROE # 152, 92620, CA	640,000	10/29/2018	3 / 3.00	1336	1985
214	939-186-48	159 STANFORD CT # 28, 92612, CA	640,000	12/17/2018	2 / 2.00	1,138	1985
215	937-816-68	3 VALMARANA AISLE , 92606, CA	640,000	12/14/2018	2 / 3.00	1,498	1998
216	935-356-61	374 QUAIL RDG , 92603, CA	645,000	2/11/2019	2 / 2.00	1,532	2004
217	931-838-24	51 REGAL , 92620, CA	649,000	11/20/2018	2 / 2.00	1,757	2005
218	935-351-56	160 CHERRYBROOK LN , 92618, CA	650,000	1/22/2019	2 / 3.00	1,166	1998
219	932-414-24	28 MAYCREST # 68, 92618, CA	650,000	10/5/2018	3 / 3.00	1,703	2011
220	930-600-90	145 NEPTUNE , 92618, CA	650,000	10/18/2018	2 / 3.00	1,798	2016
221	930-203-75	192 CAPRICORN , 92618, CA	650,000	12/20/2018	2 / 2.00	1,398	2015
222	930-180-06	27 WILD TRL , 92618, CA	650,000	10/2/2018	3 / 3.00	2,159	2011
223	935-830-41	72 NAVARRE # 113, 92612, CA	650,000	1/25/2019	1 / 2.00	1,167	1978
224	930-695-73	5075 SCHOLARSHIP , 92612, CA	650,000	2/15/2019	1 / 2.00	1,188	2005
225	934-743-40	23 CIENEGA , 92618, CA	651,000	10/15/2018	2 / 2.00	1,621	2006
226	939-355-46	905 REGGIO AISLE # 140, 92606, C/	651,000	11/30/2018	3 / 3.00	1,345	1994
227	935-160-41	11 MONTGOMERY # 41, 92604, CA	653,000	12/21/2018	3 / 3.00	1,633	1977
228	931-216-04	136 CORAL ROSE , 92603, CA	653,000	12/11/2018	2 / 3.00	1,280	2004
229	931-215-88	117 JADESTONE , 92603, CA	656,000	10/17/2018	2 / 3.00	1,280	2004
230	934-431-53	86 TRAILING VINE , 92602, CA	656,000	10/16/2018	3 / 3.00	1,346	2005
231	935-422-41	164 OVERBROOK , 92620, CA	657,000	2/11/2019	2 / 2.00	1290	2013
232	936-280-31	22 GLENHURST # 31, 92604, CA	659,000	10/26/2018	3 / 3.00	1,399	1979
233	934-758-03	222 FIREFLY , 92618, CA	660,000	11/30/2018	2 / 4.00	1,451	2013
234	937-610-61	7 GRENACHE # 61, 92614, CA	660,000	10/26/2018	2 / 2.00	1,236	1980

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
235	932-026-28	76 GLEN ARBOR # 118, 92602, CA	660,000	12/17/2018	2 / 3.00	1,211	2001
236	931-837-98	28 VINTAGE , 92620, CA	662,500	12/10/2018	2 / 3.00	1614	2005
237	931-838-19	52 CONCIERTO , 92620, CA	665,000	1/24/2019	2 / 3.00	1614	2005
238	934-753-04	121 CALYPSO , 92618, CA	665,000	1/10/2019	2 / 3.00	1,439	2009
239	938-551-20	24 ROCKWOOD , 92614, CA	665,000	10/19/2018	2 / 2.00	1,130	1983
240	933-335-31	166 BISHOP LNDG , 92620, CA	666,000	12/7/2018	2 / 2.00	1,301	2016
241	934-759-48	214 BORREGO , 92618, CA	667,000	12/7/2018	2 / 2.00	1,318	2013
242	935-940-08	35 EAGLE PT # 8, 92604, CA	667,000	2/28/2019	3 / 3.00	1,383	1978
243	932-027-36	66 SAPPHIRE # 117, 92602, CA	667,000	10/30/2018	3 / 3.00	1,482	2001
244	937-131-01	38 ALCOBA , 92614, CA	669,000	12/27/2018	2 / 2.00	923	1989
245	933-823-15	814 SILK TREE , 92606, CA	669,000	10/22/2018	3 / 4.00	1,669	2007
246	930-630-33	117 ALHAMBRA , 92620, CA	670,000	2/4/2019	2 / 3.00	1,154	2005
247	938-840-84	531 SPRINGBROOK N # 7, 92614, CA	670,000	10/2/2018	3 / 3.00	1,406	1984
248	939-046-54	261 LOCKFORD , 92602, CA	672,000	10/1/2018	2 / 2.00	1,609	2002
249	939-186-74	107 STANFORD CT # 54, 92612, CA	675,000	9/24/2018	2 / 2.00	1,138	1985
250	939-046-25	166 HAYWARD , 92602, CA	675,000	10/30/2018	2 / 2.00	1,609	2002
251	938-373-00	78 CHULA VIS # 89, 92602, CA	675,000	12/11/2018	3 / 3.00	1,601	2002
252	932-028-48	90 TOPAZ , 92602, CA	675,000	10/4/2018	2 / 3.00	1,473	2002
253	932-027-74	43 SAPPHIRE , 92602, CA	678,000	3/4/2019	3 / 3.00	1,482	2001
254	932-098-44	14 EMORY # 78, 92602, CA	679,000	1/15/2019	3 / 3.00	1,549	2001
255	930-478-75	89 CANAL , 92620, CA	680,000	11/30/2018	2 / 3.00	1,154	2008
256	930-478-39	74 CHANTILLY , 92620, CA	680,000	10/24/2018	2 / 3.00	1,154	2005
257	939-183-09	135 OXFORD # 43, 92612, CA	680,000	9/27/2018	2 / 3.00	1,242	1983
258	939-046-01	193 LOCKFORD , 92602, CA	680,000	3/1/2019	2 / 2.00	1,688	2002
259	939-045-43	138 TALMADGE , 92602, CA	680,000	3/1/2019	2 / 2.00	1,688	2001
260	930-246-33	21 GRAMERCY UNIT 212, 92612, CA	683,000	12/13/2018	1 / 2.00	1,648	2007

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
261	937-132-23	168 ALMADOR , 92614, CA	685,000	10/31/2018	3 / 3.00	1,285	1989
262	936-020-29	49 HIGHLAND VW # 29, 92603, CA	685,000	2/8/2019	2 / 2.00	1,365	1978
263	939-046-16	150 HAYWARD , 92602, CA	685,000	12/13/2018	3 / 2.00	1,817	2002
264	934-106-80	3141 MICHELSON DR UNIT 1004, 92	689,000	12/24/2018	2 / 2.00	1,375	2005
265	930-694-52	8054 SCHOLARSHIP , 92612, CA	690,000	10/9/2018	1 / 2.00	1,188	2005
266	930-246-45	21 GRAMERCY UNIT 302, 92612, CA	690,000	10/26/2018	2 / 2.00	1,474	2007
267	931-214-72	226 CORAL ROSE , 92603, CA	690,000	10/9/2018	2 / 3.00	1,489	2003
268	988-500-15	17 WHITMAN CT # 60, 92617, CA	690,000	1/3/2019	3 / 4.00	2,347	1989
269	938-056-54	181 PATHWAY , 92618, CA	691,500	10/17/2018	3 / 3.00	1,790	2011
270	933-930-35	9 MADRONA # 35, 92612, CA	695,000	1/18/2019	2 / 2.00	1,454	1974
271	935-355-10	10 DUET , 92603, CA	695,000	2/25/2019	2 / 3.00	1,217	2003
272	930-466-63	62 BOWER TREE , 92603, CA	695,000	9/27/2018	3 / 3.00	1,333	2002
273	934-757-12	124 BORREGO , 92618, CA	698,000	2/4/2019	3 / 3.00	1,631	2013
274	934-105-54	2356 WATERMARKE PL , 92612, CA	698,000	10/25/2018	3 / 2.00	1,456	2003
275	939-182-05	13 WELLESLEY # 20, 92612, CA	699,000	12/27/2018	2 / 3.00	1,447	1981
276	938-373-27	8 BONSALE # 78, 92602, CA	700,000	9/21/2018	3 / 3.00	1,601	2003
277	934-747-25	132 HEDGE BLOOM , 92618, CA	700,000	10/9/2018	3 / 3.00	1,390	2010
278	937-816-33	17 PALMIERI AISLE , 92606, CA	700,000	11/21/2018	3 / 3.00	2,339	1994
279	935-172-09	88 SAINT JAMES # 84, 92606, CA	700,000	11/20/2018	3 / 3.00	1,970	2001
280	935-650-58	10 WETSTONE # 58, 92604, CA	700,000	11/19/2018	2 / 2.00	1,234	1978
281	935-538-24	68 BURLINGAME , 92602, CA	700,000	11/5/2018	2 / 3.00	1,364	2000
282	935-600-02	5 BROOKDALE , 92604, CA	701,000	9/24/2018	2 / 3.00	1,444	1978
283	937-011-42	16 ELLISWORTH AISLE , 92620, CA	705,000	10/25/2018	3 / 3.00	1,764	1989
284	938-552-11	11 SPINNAKER , 92614, CA	705,000	10/17/2018	2 / 2.00	1,061	1983
285	935-356-24	332 QUAIL RDG , 92603, CA	705,000	10/3/2018	2 / 2.00	1,432	2004
286	935-355-08	6 DUET , 92603, CA	705,000	11/2/2018	3 / 3.00	1,330	2003

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
287	937-560-81	31 HAVENWOOD # 81, 92614, CA	707,000	10/1/2018	3 / 3.00	1,418	1980
288	930-187-24	102 ACAMAR , 92618, CA	709,000	1/23/2019	2 / 3.00	1,694	2016
289	930-306-80	1368 SCHOLARSHIP , 92612, CA	709,000	10/12/2018	3 / 2.00	1,345	2006
290	934-432-67	31 NIGHT BLOOM , 92602, CA	709,500	10/12/2018	3 / 3.00	1,524	2006
291	934-742-60	94 KEEPSAKE , 92618, CA	710,000	3/4/2019	3 / 3.00	1,519	2007
292	938-237-20	157 WORKING RNCH , 92602, CA	710,000	2/28/2019	2 / 2.00	1,458	2016
293	935-538-17	6 SAN CLEMENTE , 92602, CA	710,000	12/31/2018	2 / 3.00	1,499	1999
294	930-630-44	95 ALHAMBRA , 92620, CA	712,000	12/17/2018	3 / 3.00	1,223	2006
295	935-620-18	13 MORENA # 26, 92612, CA	712,000	10/9/2018	2 / 3.00	1,498	1977
296	935-542-45	414 TIMBERWOOD , 92620, CA	715,000	10/30/2018	2 / 3.00	1,627	2000
297	938-722-08	47 SUMMERFIELD # 90, 92614, CA	715,000	11/13/2018	3 / 3.00	1,373	1984
298	934-107-85	3131 MICHELSON DR UNIT 903, 926	715,000	11/29/2018	2 / 2.00	1,375	2005
299	931-574-07	10 MOON SHADOW # 7, 92603, CA	715,000	3/4/2019	2 / 3.00	1,610	1980
300	935-465-27	238 KEMPTON , 92620, CA	718,000	1/14/2019	2 / 3.00	1,538	2013
301	930-478-41	78 CHANTILLY , 92620, CA	718,000	12/28/2018	3 / 3.00	1,223	2005
302	935-355-85	34 REUNION , 92603, CA	720,000	2/27/2019	2 / 3.00	1,217	2004
303	932-722-31	239 TALL OAK , 92603, CA	720,000	2/5/2019	3 / 4.00	1,775	2003
304	931-424-28	4 EVENING SONG # 28, 92603, CA	720,000	12/26/2018	3 / 3.00	1,610	1980
305	935-538-34	63 BURLINGAME , 92602, CA	723,000	11/20/2018	2 / 3.00	1,364	2001
306	930-170-71	229 FOLLYHATCH , 92618, CA	725,000	11/6/2018	3 / 2.00	1,392	2017
307	938-722-27	18 SUMMERFIELD # 10, 92614, CA	725,000	10/11/2018	3 / 3.00	1,435	1986
308	939-188-26	77 LEHIGH AISLE # 66, 92612, CA	725,000	11/20/2018	2 / 2.00	1,605	1987
309	937-816-44	5 PALMIERI AISLE , 92606, CA	725,000	11/21/2018	3 / 3.00	2,339	1993
310	939-046-12	219 LOCKFORD , 92602, CA	725,000	2/15/2019	3 / 2.00	1,817	2002
311	935-425-77	93 THORNHURST , 92620, CA	729,000	10/22/2018	2 / 2.00	1,378	2013
312	938-552-09	7 SPINNAKER , 92614, CA	730,000	2/25/2019	2 / 3.00	1,309	1983

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
313	937-814-78	5 MOZZONI AISLE , 92606, CA	730,000	11/29/2018	3 / 3.00	2,339	1990
314	935-940-31	18 CRESTHAVEN , 92604, CA	730,000	10/2/2018	3 / 3.00	1,508	1979
315	934-930-23	12 BRIDGEWOOD # 23, 92604, CA	730,000	12/10/2018	2 / 2.00	1,371	1977
316	938-237-07	121 MIGHTY OAK , 92602, CA	730,000	10/11/2018	2 / 3.00	1,452	2016
317	934-106-52	3141 MICHELSON DR UNIT 608, 926	732,500	10/22/2018	2 / 2.00	1,443	2005
318	938-320-38	30 CLARET # 38, 92614, CA	734,000	9/28/2018	2 / 3.00	1,594	1980
319	938-500-06	2 MARIGOLD # 6, 92614, CA	734,500	9/21/2018	3 / 3.00	1,585	1983
320	935-464-83	22 OVATION , 92620, CA	735,000	10/2/2018	2 / 2.00	1,378	2012
321	934-759-13	156 BORREGO , 92618, CA	735,000	10/11/2018	3 / 3.00	1,631	2013
322	930-013-26	118 WALKING STICK , 92618, CA	735,000	11/7/2018	3 / 3.00	1,529	2016
323	935-620-71	3 NAVARRE # 79, 92612, CA	735,000	10/17/2018	2 / 3.00	1,498	1977
324	935-171-40	183 KENSINGTON PARK # 34, 92606	735,000	1/18/2019	3 / 3.00	1,516	2001
325	930-203-12	150 CAPRICORN , 92618, CA	737,500	1/7/2019	3 / 4.00	1,873	2015
326	934-748-41	48 PEONY , 92618, CA	740,000	11/14/2018	2 / 2.00	1,665	2010
327	932-722-94	143 TALL OAK , 92603, CA	740,000	9/24/2018	2 / 3.00	1,869	2003
328	938-371-05	53 BRADFORD , 92602, CA	741,000	12/13/2018	3 / 3.00	1,574	1999
329	935-465-65	240 MAYFAIR , 92620, CA	742,000	9/26/2018	2 / 2.00	1,378	2013
330	934-741-62	200 WILD LILAC , 92620, CA	745,000	2/8/2019	3 / 3.00	1,719	2005
331	931-315-31	112 STRAWBERRY GRV , 92620, CA	745,000	11/20/2018	3 / 4.00	1,658	2014
332	934-742-63	100 KEEPSAKE , 92618, CA	745,000	10/23/2018	3 / 3.00	1,600	2007
333	939-181-28	7 DARTMOUTH # 8, 92612, CA	745,000	10/1/2018	2 / 3.00	1,524	1981
334	938-235-39	274 RODEO , 92602, CA	745,000	10/15/2018	2 / 3.00	1,452	2017
335	934-700-55	8 DRIFTWOOD # 6, 92604, CA	745,500	10/3/2018	2 / 3.00	1,596	1976
336	930-199-45	102 KESTREL , 92618, CA	749,000	12/11/2018	3 / 3.00	1,382	2016
337	938-375-47	133 PATHWAY , 92618, CA	750,000	2/25/2019	3 / 3.00	1,932	2007
338	935-373-02	25 GERANIUM # 35, 92618, CA	750,000	9/19/2018	3 / 3.00	1,526	2001

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
339	930-199-03	79 KESTREL , 92618, CA	750,000	10/15/2018	3 / 4.00	1,587	2016
340	935-080-22	14 ROCKY GLN # 22, 92603, CA	750,000	2/26/2019	2 / 3.00	1,520	1978
341	937-012-79	34 OLIVEHURST , 92602, CA	750,000	10/31/2018	3 / 3.00	1,499	2001
342	930-187-34	112 ACAMAR , 92618, CA	755,000	12/3/2018	3 / 4.00	2,075	2016
343	937-132-84	25 ALCOBA , 92614, CA	755,000	10/15/2018	3 / 3.00	1,604	1989
344	932-476-15	10 SALTON # 68, 92602, CA	760,000	11/29/2018	3 / 3.00	1,994	2001
345	931-924-82	96 VINTAGE , 92620, CA	762,000	1/9/2019	2 / 3.00	1,808	2005
346	934-742-81	39 BELL CHIME , 92618, CA	762,500	10/5/2018	3 / 3.00	1,600	2006
347	932-722-65	232 TALL OAK , 92603, CA	762,500	10/4/2018	3 / 4.00	1,775	2004
348	930-241-07	402 ROCKEFELLER UNIT 104, 92614, CA	765,000	1/18/2019	2 / 2.00	1,927	2007
349	931-216-80	20 GINGERWOOD , 92603, CA	765,000	2/15/2019	2 / 2.00	1,643	2004
350	938-373-43	79 SPRING VLY , 92602, CA	765,000	11/14/2018	3 / 3.00	1,904	2003
351	932-414-29	33 PEACH BLOSSOM # 32, 92618, CA	768,000	2/26/2019	3 / 3.00	1,526	2011
352	935-456-84	8 COSTA BRAVA , 92620, CA	769,000	10/5/2018	3 / 3.00	1,328	2005
353	931-838-58	73 WINDING WAY , 92620, CA	770,000	9/28/2018	3 / 3.00	1,961	2005
354	937-816-55	6 PALAGONIA AISLE , 92606, CA	770,000	11/28/2018	3 / 3.00	1,575	1998
355	938-552-22	33 SPINNAKER , 92614, CA	771,500	12/18/2018	2 / 2.00	1,061	1983
356	932-655-93	29 HERRINGBONE , 92620, CA	775,000	12/10/2018	2 / 3.00	1,423	2006
357	931-330-32	76 GRANITE PATH , 92620, CA	775,000	11/14/2018	3 / 3.00	1,611	2016
358	931-316-87	78 EMERALD CLOVER , 92620, CA	775,000	12/3/2018	3 / 3.00	1,611	2014
359	930-199-24	56 KESTREL , 92618, CA	775,000	9/21/2018	3 / 4.00	1,860	2016
360	930-190-84	206 BRIGHT POPPY , 92618, CA	778,000	2/13/2019	3 / 3.00	1,734	2016
361	935-630-97	31 VALLEY VW # 36, 92612, CA	779,000	1/8/2019	3 / 3.00	2,344	1978
362	935-545-40	32 CITY STROLL , 92620, CA	780,000	1/18/2019	2 / 3.00	1,842	2013
363	934-742-15	211 WILD LILAC , 92620, CA	780,000	10/9/2018	3 / 3.00	1,961	2005
364	931-924-94	103 MISSION , 92620, CA	780,000	9/18/2018	2 / 3.00	1,808	2005

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
365	934-758-40	152 FIREFLY , 92618, CA	780,000	11/7/2018	3 / 3.00	1,746	2014
366	938-490-81	7 CALICO , 92614, CA	780,000	10/19/2018	3 / 3.00	2,281	1984
367	931-215-73	110 ROADRUNNER , 92603, CA	781,000	2/26/2019	2 / 2.00	1,643	2003
368	937-012-51	51 AUTUMN , 92602, CA	781,000	11/19/2018	3 / 3.00	1,923	2001
369	932-601-96	56 WINDCHIME , 92603, CA	782,000	9/18/2018	3 / 3.00	1,330	2003
370	930-180-04	35 WILD TRL , 92618, CA	785,000	11/8/2018	4 / 3.00	2,458	2011
371	938-057-00	43 LATITUDE , 92618, CA	790,000	12/18/2018	3 / 3.00	1,906	2013
372	933-582-71	81 JUNE BERRY , 92606, CA	790,000	11/8/2018	3 / 3.00	2,066	2006
373	932-028-71	6 EVENSEN # 19, 92602, CA	790,000	1/7/2019	3 / 3.00	1,992	2001
374	938-210-63	17 SPRINGWATER # 63, 92604, CA	795,500	12/21/2018	3 / 3.00	1,653	1980
375	935-465-50	229 KEMPTON , 92620, CA	798,000	11/9/2018	3 / 3.00	1,518	2013
376	932-028-74	16 ELLISTONE # 43, 92602, CA	799,000	11/26/2018	3 / 3.00	1,992	2001
377	931-924-63	46 GREAT LAWN , 92620, CA	800,000	2/7/2019	3 / 3.00	2,004	2005
378	937-014-85	82 CIENEGA , 92618, CA	800,000	11/19/2018	3 / 3.00	1,937	2008
379	934-108-34	3131 MICHELSON DR UNIT 1506, 92	800,000	11/30/2018	2 / 2.00	1,375	2005
380	935-172-10	86 SAINT JAMES # 85, 92606, CA	800,000	1/14/2019	3 / 3.00	1,762	2001
381	938-375-41	149 PATHWAY , 92618, CA	804,000	12/19/2018	3 / 3.00	1,769	2007
382	934-741-75	130 TOWNSEND , 92620, CA	805,000	10/12/2018	3 / 3.00	1,987	2005
383	932-414-37	28 PEACH BLOSSOM # 40, 92618, C	808,000	12/31/2018	3 / 3.00	1,703	2011
384	931-838-84	88 SARABANDE , 92620, CA	810,000	12/26/2018	3 / 3.00	1,987	2006
385	931-316-20	137 ROSE ARCH , 92620, CA	810,000	11/16/2018	3 / 3.00	1,611	2013
386	938-850-20	18 GOLDSTONE # 20, 92614, CA	810,000	12/28/2018	3 / 2.00	1,816	1983
387	932-476-29	21 SALTON , 92602, CA	810,500	12/3/2018	3 / 3.00	2,004	2002
388	930-186-18	123 ACAMAR , 92618, CA	819,000	10/9/2018	3 / 4.00	2,134	2016
389	931-318-71	122 PAINTED TRELIS , 92620, CA	820,000	12/17/2018	3 / 3.00	1,626	2015
390	936-060-45	35 E YALE LOOP # 45, 92604, CA	823,000	2/28/2019	3 / 3.00	1,889	1977

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
391	931-315-09	91 STRAWBERRY GRV , 92620, CA	825,000	10/16/2018	3 / 3.00	1,626	2014
392	935-351-21	205 CHERRYBROOK LN , 92618, CA	825,000	1/22/2019	3 / 3.00	1,473	1998
393	931-924-73	52 GREAT LAWN , 92620, CA	828,000	12/31/2018	3 / 3.00	2,004	2005
394	935-423-83	159 OVERBROOK , 92620, CA	829,000	2/22/2019	3 / 3.00	1,654	2014
395	935-458-36	80 COSTA BRAVA , 92620, CA	830,000	11/30/2018	3 / 4.00	1,774	2010
396	931-316-82	81 FAIRYMOSS , 92620, CA	830,000	1/18/2019	3 / 3.00	1611	2014
397	936-490-15	37 LAKESHORE # 27, 92604, CA	830,000	1/8/2019	2 / 3.00	1,986	1978
398	935-260-62	14 PINWOOD # 62, 92604, CA	830,000	9/28/2018	3 / 3.00	1,959	1977
399	932-027-03	79 WATERMAN , 92602, CA	838,000	10/10/2018	3 / 3.00	1,714	2002
400	931-318-32	83 PAINTED TRELIS , 92620, CA	839,000	9/27/2018	3 / 4.00	1632	2015
401	934-013-16	67 BRINDISI , 92618, CA	840,000	11/20/2018	3 / 3.00	1,868	2013
402	930-241-30	402 ROCKEFELLER UNIT 209, 92612, CA	840,000	1/2/2019	2 / 3.00	1,789	2007
403	930-465-46	72 GREENHOUSE , 92603, CA	842,500	12/14/2018	3 / 3.00	1,333	2003
404	935-423-69	179 OVERBROOK , 92620, CA	848,000	11/9/2018	3 / 3.00	1,777	2013
405	930-175-54	168 FOLLYHATCH , 92618, CA	848,000	12/5/2018	3 / 2.00	1,765	2017
406	934-290-28	10 PRADO # 28, 92612, CA	849,000	9/27/2018	3 / 3.00	1,761	1975
407	935-545-02	15 CITY STROLL , 92620, CA	850,000	10/3/2018	3 / 3.00	2122	2012
408	932-415-43	37 FLOWERSTALK , 92618, CA	850,000	10/29/2018	3 / 3.00	1,820	2011
409	935-171-12	214 KENSINGTON PARK , 92606, CA	850,000	10/26/2018	3 / 4.00	2,168	2001
410	936-650-21	18 WOODGROVE # 21, 92604, CA	850,000	2/21/2019	2 / 2.00	1,451	1979
411	934-244-58	74 PASSAGE , 92603, CA	850,000	10/18/2018	4 / 3.00	1,891	2003
412	935-456-50	50 ROSENBLUM # 4, 92602, CA	850,000	1/11/2019	3 / 3.00	1,891	2001
413	935-542-96	159 KINGSWOOD # 80, 92620, CA	855,000	1/25/2019	3 / 3.00	1,677	2001
414	935-544-69	87 CITY STROLL , 92620, CA	858,000	12/31/2018	3 / 3.00	2,122	2011
415	935-426-06	123 GEMSTONE , 92620, CA	858,000	11/20/2018	3 / 3.00	1777	2013
416	930-180-01	33 WILD TRL , 92618, CA	860,000	2/19/2019	4 / 3.00	2,458	2011

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
417	934-300-75	30 ARBOLES # 34, 92612, CA	860,000	10/15/2018	3 / 3.00	1,911	1975
418	933-583-01	68 FRINGE TREE , 92606, CA	860,000	11/20/2018	3 / 3.00	2,376	2006
419	933-930-67	5 LAGO NORTE # 3, 92612, CA	863,000	10/15/2018	3 / 3.00	1,740	1974
420	931-313-65	83 WILDEVINE , 92620, CA	865,000	10/2/2018	3 / 3.00	1,745	2015
421	930-466-05	61 CLOUDS VW , 92603, CA	868,000	10/29/2018	3 / 3.00	1,333	2004
422	931-316-54	509 RUSH LILY , 92620, CA	870,000	10/24/2018	3 / 4.00	1,862	2014
423	932-176-45	138 COMPASS , 92618, CA	875,000	10/1/2018	3 / 3.00	1,971	2014
424	932-722-00	61 FIGTREE , 92603, CA	875,000	11/1/2018	3 / 3.00	1,918	2003
425	934-756-35	47 AUTUMN SAGE , 92618, CA	876,000	2/27/2019	4 / 3.00	2,398	2013
426	934-800-01	145 W YALE LOOP # 1, 92604, CA	877,000	2/4/2019	4 / 3.00	2,251	1977
427	931-216-51	43 GINGERWOOD , 92603, CA	877,000	1/28/2019	2 / 2.00	1,586	2003
428	934-761-18	197 FIREFLY , 92618, CA	879,000	1/29/2019	4 / 3.00	1,935	2013
429	934-108-41	3131 MICHELSON DR UNIT 1606, 92	879,000	9/24/2018	2 / 2.00	1,375	2005
430	931-330-69	94 DESERT PNE , 92620, CA	880,000	10/23/2018	3 / 4.00	1873	2016
431	931-318-00	150 VELVET FLOWER , 92620, CA	880,000	3/7/2019	3 / 4.00	1888	2015
432	931-316-80	165 ROSE ARCH , 92620, CA	880,000	1/28/2019	3 / 4.00	1862	2014
433	935-631-36	11 ROCKY KNL # 12, 92612, CA	880,000	10/29/2018	2 / 2.00	1,799	1978
434	930-465-57	116 WHITE FLOWER , 92603, CA	880,000	10/10/2018	2 / 3.00	1,244	2004
435	931-330-01	58 WATERLEAF , 92620, CA	888,500	11/1/2018	3 / 4.00	1,888	2015
436	938-491-04	9 HONEYSUCKLE # 12, 92614, CA	889,000	2/22/2019	3 / 3.00	2,281	1985
437	934-744-56	203 MANTLE , 92618, CA	890,000	12/19/2018	3 / 3.00	2,064	2010
438	934-744-09	136 BLAZE , 92618, CA	890,000	1/31/2019	3 / 3.00	2,064	2009
439	934-750-02	4 COOL BRK # 2, 92603, CA	895,000	11/21/2018	3 / 2.00	1,985	1976
440	937-012-02	52 SORENSON , 92602, CA	895,000	10/12/2018	3 / 3.00	2,347	2000
441	935-370-68	22 DAHLIA , 92618, CA	898,000	10/31/2018	3 / 3.00	1,750	1999
442	932-176-84	159 VIOLET BLOOM , 92618, CA	898,000	11/5/2018	3 / 3.00	2,062	2014

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
443	936-060-47	4 WOODSPRING # 47, 92604, CA	898,000	11/2/2018	3 / 3.00	2,197	1977
444	935-630-89	42 VALLEY VW # 28, 92612, CA	899,000	10/12/2018	3 / 2.00	2,289	1978
445	932-425-91	30 PENDANT # 9, 92620, CA	900,000	10/30/2018	3 / 3.00	1,861	2012
446	931-957-51	71 GREAT LAWN , 92620, CA	900,000	1/9/2019	3 / 3.00	2,152	2005
447	934-756-32	48 PRICKLY PEAR , 92618, CA	900,000	11/2/2018	4 / 3.00	2,398	2013
448	932-403-73	202 DESERT BLOOM , 92618, CA	900,000	12/7/2018	3 / 3.00	2,034	2014
449	932-403-32	146 DESERT BLOOM , 92618, CA	900,000	11/8/2018	4 / 3.00	1,922	2012
450	932-176-37	139 FIELDWOOD , 92618, CA	900,000	12/21/2018	4 / 3.00	2,062	2014
451	932-176-12	155 FIELDWOOD , 92618, CA	900,000	1/11/2019	3 / 3.00	2,062	2013
452	934-744-05	144 BLAZE , 92618, CA	902,000	2/21/2019	3 / 3.00	2,064	2009
453	932-099-48	83 LAMPLIGHTER , 92620, CA	904,500	9/20/2018	3 / 3.00	2,152	2005
454	935-630-24	13 MISTY MDWS # 24, 92612, CA	910,000	2/22/2019	3 / 3.00	2,344	1978
455	931-683-41	103 CANOPY , 92603, CA	910,000	12/26/2018	3 / 3.00	2,073	2003
456	934-761-24	209 FIREFLY , 92618, CA	915,000	9/21/2018	4 / 3.00	1,935	2013
457	934-756-49	66 AUTUMN SAGE , 92618, CA	915,000	2/5/2019	4 / 3.00	2,398	2012
458	938-070-33	35 SUMMERWIND , 92614, CA	915,000	11/2/2018	3 / 3.00	2,092	1981
459	935-630-26	9 MISTY MDWS # 26, 92612, CA	915,000	10/26/2018	2 / 2.00	1,799	1978
460	934-756-17	59 AUTUMN SAGE , 92618, CA	918,000	10/3/2018	4 / 3.00	2,398	2011
461	931-336-57	126 BARRINGTON , 92618, CA	918,000	10/5/2018	4 / 4.00	1,982	2016
462	936-490-38	97 LAKESHORE # 50, 92604, CA	919,000	11/30/2018	3 / 3.00	1,986	1978
463	932-392-61	65 COLERIDGE , 92620, CA	920,000	10/26/2018	3 / 3.00	1739	2012
464	934-761-64	128 YELLOW PNE , 92618, CA	920,000	1/16/2019	4 / 3.00	1,935	2014
465	934-756-61	54 AUTUMN SAGE , 92618, CA	920,000	10/12/2018	4 / 3.00	2,398	2012
466	933-582-98	61 JUNE BERRY , 92606, CA	920,000	1/31/2019	3 / 3.00	2,596	2006
467	932-721-50	227 TERRA COTTA , 92603, CA	921,000	3/1/2019	3 / 3.00	1,998	2002
468	938-844-12	12 RAINBOW LK # 2, 92614, CA	925,000	1/4/2019	3 / 3.00	2,320	1985

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
469	934-107-21	3141 MICHELSON DR UNIT 1507, 92	925,000	10/25/2018	2 / 2.00	1,443	2005
470	934-756-48	63 SACRED PATH , 92618, CA	925,100	11/13/2018	4 / 3.00	2,398	2012
471	931-317-33	70 MAPLE ASH , 92620, CA	928,000	2/14/2019	3 / 3.00	2060	2015
472	937-480-42	52 RUSHINGWIND # 42, 92614, CA	928,000	9/28/2018	3 / 3.00	1,846	1980
473	931-317-31	60 ROCKCRESS , 92620, CA	930,000	1/14/2019	3 / 3.00	2073	2014
474	934-013-66	99 BIANCO , 92618, CA	930,000	12/5/2018	3 / 3.00	1868	2013
475	934-012-79	74 BORGHESE , 92618, CA	930,000	12/21/2018	3 / 3.00	1,775	2012
476	932-426-34	25 LARKFIELD , 92620, CA	935,000	2/19/2019	2 / 3.00	1,729	2011
477	935-630-17	27 MISTY MDWS # 17, 92612, CA	935,000	3/4/2019	3 / 3.00	2,344	1964
478	937-480-36	7 SINGINGWOOD # 36, 92614, CA	936,500	2/7/2019	3 / 3.00	1,846	1980
479	932-655-26	82 CANAL , 92620, CA	938,000	2/21/2019	4 / 3.00	2065	2005
480	938-070-62	12 WINDSONG , 92614, CA	938,000	10/12/2018	3 / 3.00	2,092	1981
481	935-473-06	51 REMBRANDT , 92620, CA	940,000	11/13/2018	3 / 3.00	1,861	2013
482	932-425-19	34 NORWICH , 92620, CA	943,000	12/3/2018	3 / 3.00	1,861	2011
483	932-415-32	32 LACEBARK # 44, 92618, CA	945,000	12/31/2018	4 / 3.00	1,922	2010
484	934-750-29	19 RAINBOW FLS # 29, 92603, CA	949,000	10/22/2018	3 / 3.00	2,072	1976
485	932-322-35	120 FAIRHAVEN , 92620, CA	950,000	11/7/2018	4 / 4.00	2156	2013
486	935-370-92	66 PEPPERMINT TREE # 28, 92618,	950,000	2/5/2019	4 / 3.00	2,047	1999
487	930-247-06	264 ROCKEFELLER , 92612, CA	950,000	11/7/2018	3 / 3.00	2,245	2013
488	935-472-74	78 REMBRANDT , 92620, CA	955,000	11/30/2018	3 / 3.00	1861	2013
489	933-583-14	31 JUNE BERRY , 92606, CA	960,000	11/9/2018	3 / 3.00	2,596	2005
490	931-317-01	53 HANGING GDN , 92620, CA	966,000	2/11/2019	3 / 3.00	2060	2014
491	930-630-66	30 RIDGE VLY , 92618, CA	966,000	12/7/2018	4 / 5.00	2,655	2006
492	934-980-25	2 COVE , 92604, CA	968,000	10/24/2018	3 / 3.00	2,045	1977
493	935-371-42	14 LAVENDER , 92618, CA	970,000	12/21/2018	3 / 3.00	2,004	2000
494	930-198-13	31 CONSERVANCY , 92618, CA	970,000	9/18/2018	4 / 4.00	2674	2007

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
495	930-181-67	141 CARROTWOOD , 92618, CA	970,000	10/22/2018	3 / 3.00	2,450	2014
496	930-464-94	48 GARDENPATH , 92603, CA	970,000	1/11/2019	3 / 3.00	1,628	2003
497	931-322-42	68 ISLAND CORAL , 92620, CA	970,000	2/26/2019	3 / 3.00	1907	2015
498	930-465-72	30 GARDENPATH , 92603, CA	975,000	10/31/2018	3 / 3.00	1,548	2004
499	932-422-50	42 SOMERTON , 92620, CA	979,000	11/13/2018	3 / 3.00	1859	2012
500	934-013-17	71 BRINDISI , 92618, CA	980,000	10/30/2018	3 / 3.00	1,713	2013
501	931-323-05	118 ISLAND CORAL , 92620, CA	989,000	10/25/2018	3 / 3.00	1,879	2015
502	932-422-11	59 DIAMOND , 92620, CA	990,000	1/11/2019	3 / 3.00	1859	2011
503	934-744-83	318 BRONZE , 92618, CA	990,000	1/30/2019	4 / 3.00	2,481	2010
504	939-222-43	137 HOLLOW TREE , 92618, CA	990,000	2/28/2019	4 / 3.00	2,389	2016
505	934-761-09	179 FIREFLY , 92618, CA	995,000	10/30/2018	3 / 4.00	2,413	2013
506	930-247-24	302 ROCKEFELLER , 92612, CA	995,000	11/19/2018	3 / 3.00	1,832	2014
507	930-464-18	26 BOWER TREE , 92603, CA	995,000	3/1/2019	3 / 3.00	1,548	2003
508	930-278-78	37 BLOSSOM , 92620, CA	998,000	11/14/2018	4 / 3.00	2345	2005
509	930-631-21	43 GRAY DOVE , 92618, CA	1,000,000	11/14/2018	4 / 5.00	2,655	2010
510	930-247-01	45 GRAMERCY , 92612, CA	1,000,000	9/18/2018	3 / 3.00	1,832	2013
511	932-381-65	206 HOLBROOK , 92620, CA	1,005,000	10/26/2018	4 / 3.00	1918	2013
512	930-694-56	8061 SCHOLARSHIP , 92612, CA	1,009,000	12/7/2018	2 / 2.00	1,701	2007
513	932-393-12	16 SEDGEWICK , 92620, CA	1,010,000	9/20/2018	3 / 3.00	2047	2013
514	932-381-81	207 TRAYMORE , 92620, CA	1,017,000	11/2/2018	4 / 3.00	1918	2013
515	930-243-47	112 ROCKEFELLER , 92612, CA	1,020,000	12/21/2018	3 / 4.00	2,318	2013
516	930-465-68	20 GARDENPATH , 92603, CA	1,025,000	1/16/2019	3 / 3.00	1,548	2004
517	934-023-57	88 CIPRESSO , 92618, CA	1,029,000	12/26/2018	3 / 3.00	2,022	2013
518	938-235-85	54 OUTLAW , 92602, CA	1,030,000	11/19/2018	3 / 3.00	2,059	2015
519	933-431-27	77 MAPLETON , 92620, CA	1,035,000	2/27/2019	4 / 3.00	2,299	2006
520	934-013-88	62 BIANCO , 92618, CA	1,035,000	10/4/2018	3 / 3.00	1,775	2013

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
521	930-181-55	132 CARROTWOOD , 92618, CA	1,035,000	12/10/2018	3 / 3.00	2,332	2014
522	935-363-12	61 ASHDALE , 92620, CA	1,038,000	3/5/2019	3 / 3.00	1918	2014
523	934-013-21	75 BRINDISI , 92618, CA	1,045,000	1/2/2019	3 / 3.00	1,868	2013
524	935-543-75	12 KESWICK , 92620, CA	1,047,000	9/17/2018	4 / 3.00	2315	2002
525	930-247-07	266 ROCKEFELLER , 92612, CA	1,050,000	10/2/2018	3 / 4.00	2,318	2013
526	934-960-64	4 CANYON RDG # 64, 92603, CA	1,050,000	11/21/2018	3 / 3.00	2,072	1977
527	931-317-04	55 HANGING GDN , 92620, CA	1,068,000	12/27/2018	3 / 3.00	2,059	2014
528	935-671-21	15 LA QUINTA # 12, 92612, CA	1,070,000	10/18/2018	2 / 3.00	1,839	1966
529	934-670-91	26 LAKE RD # 76, 92604, CA	1,070,000	10/4/2018	3 / 3.00	2,233	1985
530	930-464-74	52 ARBORSIDE , 92603, CA	1,070,000	9/19/2018	3 / 3.00	1,628	2003
531	935-671-70	15 ALEJO # 61, 92612, CA	1,075,000	10/16/2018	3 / 3.00	2,131	1985
532	933-273-28	20 HONEYDEW , 92603, CA	1,075,000	2/11/2019	3 / 3.00	2,101	2003
533	931-327-23	132 ROTUNDA , 92620, CA	1,078,000	11/1/2018	3 / 3.00	1809	2016
534	932-422-72	72 SOMERTON , 92620, CA	1,080,000	10/15/2018	4 / 3.00	2117	2012
535	930-205-25	149 FOLLYHATCH , 92618, CA	1,085,000	10/1/2018	3 / 3.00	2,269	2016
536	934-023-06	80 LUPARI , 92618, CA	1,089,000	11/1/2018	3 / 3.00	1,878	2013
537	932-382-40	312 BERKSHIRE , 92620, CA	1,090,000	12/14/2018	4 / 4.00	2,156	2014
538	934-012-04	53 BIANCO , 92618, CA	1,100,000	2/11/2019	3 / 3.00	1,775	2011
539	930-278-91	22 MIDSUMMER , 92620, CA	1,110,000	12/31/2018	4 / 3.00	2,727	2005
540	931-683-47	87 CANOPY , 92603, CA	1,115,000	2/20/2019	4 / 3.00	2,129	2003
541	932-175-72	209 WICKER , 92618, CA	1,120,000	1/10/2019	4 / 5.00	2,439	2013
542	930-695-49	5050 SCHOLARSHIP , 92612, CA	1,125,000	11/27/2018	2 / 3.00	1,847	2005
543	930-278-79	39 BLOSSOM # 77, 92620, CA	1,130,000	2/13/2019	4 / 3.00	2727	2005
544	932-381-92	303 SUMMERDALE , 92620, CA	1,140,000	11/7/2018	4 / 4.00	2,156	2013
545	936-650-44	17 SPRINGWOOD # 44, 92604, CA	1,150,000	2/27/2019	2 / 2.00	1,451	1979
546	934-930-14	17 BRIDGEWOOD # 14, 92604, CA	1,150,000	12/20/2018	2 / 3.00	1,670	1977

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
547	934-960-56	25 CANYON RDG # 56, 92603, CA	1,165,000	10/30/2018	3 / 2.00	1,985	1977
548	934-107-30	3141 MICHELSON DR UNIT 1702, 92	1,209,500	12/21/2018	2 / 2.00	1,842	2005
549	930-696-88	3085 SCHOLARSHIP , 92612, CA	1,250,000	12/12/2018	2 / 3.00	2,377	2007
550	934-670-29	17 LAKEFRONT # 14, 92604, CA	1,258,000	10/22/2018	3 / 3.00	2,097	1985
551	930-464-28	49 BOWER TREE , 92603, CA	1,288,000	11/19/2018	3 / 3.00	1,859	2002
552	930-737-81	1 SHADE TREE , 92603, CA	1,300,000	9/28/2018	2 / 3.00	2,038	2003
553	930-205-09	116 FOLLYHATCH , 92618, CA	1,300,000	10/30/2018	4 / 5.00	2,845	2016
554	936-490-29	75 LAKESHORE # 8, 92604, CA	1,305,000	10/15/2018	2 / 2.00	1,520	1978
555	932-723-20	127 TALL OAK , 92603, CA	1,348,000	11/13/2018	3 / 3.00	1,869	2004
556	930-737-91	62 SHADE TREE , 92603, CA	1,349,000	1/18/2019	3 / 4.00	2,438	2003
557	930-737-55	39 SHADE TREE , 92603, CA	1,362,500	9/18/2018	2 / 3.00	2,032	2003
558	939-421-41	8 ANTARES # 16, 92603, CA	1,380,000	10/31/2018	3 / 3.00	2,392	1986
559	930-737-71	15 SHADE TREE , 92603, CA	1,385,000	11/5/2018	3 / 4.00	2,438	2003
560	930-695-99	5104 SCHOLARSHIP , 92612, CA	1,550,000	10/4/2018	2 / 3.00	2,052	2005
561	938-551-88	12 WATERWAY # 22, 92614, CA	1,975,000	11/26/2018	4 / 3.00	2,760	1983
562	930-696-03	5110 SCHOLARSHIP , 92612, CA	2,080,000	10/9/2018	3 / 4.00	2,621	2007



**2019-2020 ACTION PLAN
JULY 1, 2019 THROUGH JUNE 30, 2020**

APPENDIX C

SF-424 and Action Plan Certifications

- SF-424: Community Development Block Grant
- SF-424: Emergency Solutions Grant
- SF-424: HOME Investment Partnerships
- SF-424D: Assurances
- 2019-2020 Action Plan Certifications

Application for Federal Assistance SF-424

*** 1. Type of Submission:**

- ☐ Preapplication
☒ Application
☐ Changed/Corrected Application

*** 2. Type of Application:**

- ☒ New
☐ Continuation
☐ Revision

*** If Revision, select appropriate letter(s):**

*** Other (Specify):**

*** 3. Date Received:**

4. Applicant Identifier:

5a. Federal Entity Identifier:

CA61750

5b. Federal Award Identifier:

B-19-MC-06-0557

State Use Only:

6. Date Received by State:

7. State Application Identifier:

8. APPLICANT INFORMATION:

*** a. Legal Name:**

City of Irvine

*** b. Employer/Taxpayer Identification Number (EIN/TIN):**

95-2759391

*** c. Organizational DUNS:**

0725113630000

d. Address:

*** Street1:**

1 Civic Center Plaza

Street2:

*** City:**

Irvine

County/Parish:

*** State:**

CA: California

Province:

*** Country:**

USA: UNITED STATES

*** Zip / Postal Code:**

92606-5207

e. Organizational Unit:

Department Name:

Community Development

Division Name:

Neighborhood Services

f. Name and contact information of person to be contacted on matters involving this application:

Prefix:

Mr.

*** First Name:**

Charles

Middle Name:

*** Last Name:**

Kovac

Suffix:

Title:

Housing Administrator

Organizational Affiliation:

*** Telephone Number:**

(949) 724-7452

Fax Number:

*** Email:**

ckovac@cityofirvine.org

Application for Federal Assistance SF-424

* 9. Type of Applicant 1: Select Applicant Type:

C: City or Township Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

* 10. Name of Federal Agency:

U.S. Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14.218

CFDA Title:

Community Development Block Grants/Entitlement Grants

* 12. Funding Opportunity Number:

N/A

* Title:

N/A

13. Competition Identification Number:

N/A

Title:

N/A

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

* 15. Descriptive Title of Applicant's Project:

2019-2020 Action Plan projects using Community Development Block Grant Entitlement funds pursuant to Title I of the Housing and Community Development Act of 1974, as amended.

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424**16. Congressional Districts Of:*** a. Applicant * b. Program/Project

Attach an additional list of Program/Project Congressional Districts if needed.

Add Attachment

Delete Attachment

View Attachment

17. Proposed Project:* a. Start Date: * b. End Date: **18. Estimated Funding (\$):**

* a. Federal	<input type="text" value="1,841,822.00"/>
* b. Applicant	<input type="text"/>
* c. State	<input type="text"/>
* d. Local	<input type="text"/>
* e. Other	<input type="text"/>
* f. Program Income	<input type="text"/>
* g. TOTAL	<input type="text" value="1,841,822.00"/>

*** 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**☐ a. This application was made available to the State under the Executive Order 12372 Process for review on ☐ b. Program is subject to E.O. 12372 but has not been selected by the State for review.☒ c. Program is not covered by E.O. 12372.*** 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)**☐ Yes ☒ No

If "Yes", provide explanation and attach

Add Attachment

Delete Attachment

View Attachment

21. *By signing this application, I certify (1) to the statements contained in the list of certifications** and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)

☒ ** I AGREE

** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

Authorized Representative:Prefix: * First Name: Middle Name: * Last Name: Suffix: * Title: * Telephone Number: Fax Number: * Email:

* Signature of Authorized Representative:

* Date Signed:

Application for Federal Assistance SF-424

* 1. Type of Submission:

- ☐ Preapplication
☒ Application
☐ Changed/Corrected Application

* 2. Type of Application:

- ☒ New
☐ Continuation
☐ Revision

* If Revision, select appropriate letter(s):

* Other (Specify):

* 3. Date Received:

4. Applicant Identifier:

5a. Federal Entity Identifier:

CA61750

5b. Federal Award Identifier:

E-19-MC-06-0557

State Use Only:

6. Date Received by State:

7. State Application Identifier:

8. APPLICANT INFORMATION:

* a. Legal Name:

City of Irvine

* b. Employer/Taxpayer Identification Number (EIN/TIN):

95-2759391

* c. Organizational DUNS:

0725113630000

d. Address:

* Street1:

1 Civic Center Plaza

Street2:

* City:

Irvine

County/Parish:

* State:

CA: California

Province:

* Country:

USA: UNITED STATES

* Zip / Postal Code:

92606-5207

e. Organizational Unit:

Department Name:

Community Development

Division Name:

Neighborhood Services

f. Name and contact information of person to be contacted on matters involving this application:

Prefix:

Mr.

* First Name:

Charles

Middle Name:

* Last Name:

Kovac

Suffix:

Title: Housing Administrator

Organizational Affiliation:

* Telephone Number:

(949) 724-7452

Fax Number:

* Email:

ckovac@cityofirvine.org

Application for Federal Assistance SF-424

* 9. Type of Applicant 1: Select Applicant Type:

C: City or Township Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

* 10. Name of Federal Agency:

U.S. Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14.231

CFDA Title:

Emergency Solutions Grants/Entitlement Grants

* 12. Funding Opportunity Number:

N/A

* Title:

N/A

13. Competition Identification Number:

N/A

Title:

N/A

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

* 15. Descriptive Title of Applicant's Project:

2019-2020 Action Plan projects using Emergency Solutions Grant Entitlement funds pursuant to Subtitle B of Title IV of the McKinney-Vento Homeless Assistance Act (42 U.S.C. 11371-11378), as amended.

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424**16. Congressional Districts Of:*** a. Applicant * b. Program/Project

Attach an additional list of Program/Project Congressional Districts if needed.

Add Attachment

Delete Attachment

View Attachment

17. Proposed Project:* a. Start Date: * b. End Date: **18. Estimated Funding (\$):**

* a. Federal	<input type="text" value="144,115.00"/>
* b. Applicant	<input type="text"/>
* c. State	<input type="text"/>
* d. Local	<input type="text"/>
* e. Other	<input type="text"/>
* f. Program Income	<input type="text"/>
* g. TOTAL	<input type="text" value="144,115.00"/>

*** 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**

- ☐ a. This application was made available to the State under the Executive Order 12372 Process for review on
- ☐ b. Program is subject to E.O. 12372 but has not been selected by the State for review.
- ☒ c. Program is not covered by E.O. 12372.

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If "Yes", provide explanation and attach

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☒ ** I AGREE

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Prefix: * First Name:

Middle Name:

* Last Name:

Suffix:

* Title: * Telephone Number: Fax Number: * Email:

* Signature of Authorized Representative:

* Date Signed:

Application for Federal Assistance SF-424

*** 1. Type of Submission:**

- ☐ Preapplication
☒ Application
☐ Changed/Corrected Application

*** 2. Type of Application:**

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☐ Continuation
☐ Revision

*** If Revision, select appropriate letter(s):**

*** Other (Specify):**

*** 3. Date Received:**

4. Applicant Identifier:

5a. Federal Entity Identifier:

CA61750

5b. Federal Award Identifier:

M-19-MC-06-0561

State Use Only:

6. Date Received by State:

7. State Application Identifier:

8. APPLICANT INFORMATION:

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*** b. Employer/Taxpayer Identification Number (EIN/TIN):**

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ckovac@cityofirvine.org

Application for Federal Assistance SF-424

* 9. Type of Applicant 1: Select Applicant Type:

C: City or Township Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

* 10. Name of Federal Agency:

U.S. Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14.239

CFDA Title:

HOME Investment Partnerships Program

* 12. Funding Opportunity Number:

N/A

* Title:

N/A

13. Competition Identification Number:

N/A

Title:

N/A

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

* 15. Descriptive Title of Applicant's Project:

2019-2020 Action Plan projects using HOME Investment Partnerships program funds pursuant to Title II of the National Affordable Housing Act of 1990, as amended.

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424**16. Congressional Districts Of:*** a. Applicant * b. Program/Project

Attach an additional list of Program/Project Congressional Districts if needed.

Add Attachment

Delete Attachment

View Attachment

17. Proposed Project:* a. Start Date: * b. End Date: **18. Estimated Funding (\$):**

* a. Federal	<input type="text" value="759,667.00"/>
* b. Applicant	<input type="text"/>
* c. State	<input type="text"/>
* d. Local	<input type="text"/>
* e. Other	<input type="text"/>
* f. Program Income	<input type="text"/>
* g. TOTAL	<input type="text" value="759,667.00"/>

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- ☐ b. Program is subject to E.O. 12372 but has not been selected by the State for review.
- ☒ c. Program is not covered by E.O. 12372.

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Authorized Representative:

Prefix: * First Name:

Middle Name:

* Last Name:

Suffix:

* Title: * Telephone Number: Fax Number: * Email:

* Signature of Authorized Representative:

* Date Signed:

ASSURANCES - CONSTRUCTION PROGRAMS

OMB Number: 4040-0009
Expiration Date: 02/28/2022

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0042), Washington, DC 20503.


PLEASE DO NOT RETURN YOUR COMPLETED FORM TO THE OFFICE OF MANAGEMENT AND BUDGET. SEND IT TO THE ADDRESS PROVIDED BY THE SPONSORING AGENCY.

NOTE: Certain of these assurances may not be applicable to your project or program. If you have questions, please contact the Awarding Agency. Further, certain Federal assistance awarding agencies may require applicants to certify to additional assurances. If such is the case, you will be notified.

As the duly authorized representative of the applicant, I certify that the applicant:

1. Has the legal authority to apply for Federal assistance, and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project costs) to ensure proper planning, management and completion of project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, the right to examine all records, books, papers, or documents related to the assistance; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will not dispose of, modify the use of, or change the terms of the real property title or other interest in the site and facilities without permission and instructions from the awarding agency. Will record the Federal awarding agency directives and will include a covenant in the title of real property acquired in whole or in part with Federal assistance funds to assure non-discrimination during the useful life of the project.
4. Will comply with the requirements of the assistance awarding agency with regard to the drafting, review and approval of construction plans and specifications.
5. Will provide and maintain competent and adequate engineering supervision at the construction site to ensure that the complete work conforms with the approved plans and specifications and will furnish progressive reports and such other information as may be required by the assistance awarding agency or State.
6. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
7. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
8. Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4728-4763) relating to prescribed standards of merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 900, Subpart F).
9. Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§4801 et seq.) which prohibits the use of lead-based paint in construction or rehabilitation of residence structures.
10. Will comply with all Federal statutes relating to non-discrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681 1683, and 1685-1686), which prohibits discrimination on the basis of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. §794), which prohibits discrimination on the basis of handicaps; (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§6101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-616), as amended, relating to nondiscrimination on the basis of alcohol abuse or alcoholism; (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§290 dd-3 and 290 ee 3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (h) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §§3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or financing of housing; (i) any other nondiscrimination provisions in the specific statute(s) under which application for Federal assistance is being made; and (j) the requirements of any other nondiscrimination statute(s) which may apply to the application.

11. Will comply, or has already complied, with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-646) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal and federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
12. Will comply with the provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 7324-7328) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.
13. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§276a to 276a-7), the Copeland Act (40 U.S.C. §276c and 18 U.S.C. §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-333) regarding labor standards for federally-assisted construction subagreements.
14. Will comply with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
15. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11990; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) implementation Plans under Section 176(c) of the Clean Air Act of 1955, as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
16. Will comply with the Wild and Scenic Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
17. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §§469a-1 et seq).
18. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
19. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
20. Will comply with the requirements of Section 106(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or a sub-recipient from (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Procuring a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL	TITLE
	City Manager
APPLICANT ORGANIZATION	DATE SUBMITTED
City of Irvine	06/18/2019

CERTIFICATIONS

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the jurisdiction certifies that:

Affirmatively Further Fair Housing --The jurisdiction will affirmatively further fair housing.

Uniform Relocation Act and Anti-displacement and Relocation Plan -- It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, (42 U.S.C. 4601-4655) and implementing regulations at 49 CFR Part 24. It has in effect and is following a residential anti-displacement and relocation assistance plan required under 24 CFR Part 42 in connection with any activity assisted with funding under the Community Development Block Grant or HOME programs.

Anti-Lobbying --To the best of the jurisdiction's knowledge and belief:

1. No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;
2. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, it will complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions; and
3. It will require that the language of paragraph 1 and 2 of this anti-lobbying certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

Authority of Jurisdiction --The consolidated plan is authorized under State and local law (as applicable) and the jurisdiction possesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations.

Consistency with plan --The housing activities to be undertaken with Community Development Block Grant, HOME, Emergency Solutions Grant, and Housing Opportunities for Persons With AIDS funds are consistent with the strategic plan in the jurisdiction's consolidated plan.

Section 3 -- It will comply with section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701u) and implementing regulations at 24 CFR Part 135.



Signature of Authorized Official

5/28/19

Date

City Manager

Title

Specific Community Development Block Grant Certifications

The Entitlement Community certifies that:

Citizen Participation -- It is in full compliance and following a detailed citizen participation plan that satisfies the requirements of 24 CFR 91.105.

Community Development Plan -- Its consolidated plan identifies community development and housing needs and specifies both short-term and long-term community development objectives that have been developed in accordance with the primary objective of the CDBG program (i.e., the development of viable urban communities, by providing decent housing and expanding economic opportunities, primarily for persons of low and moderate income) and requirements of 24 CFR Parts 91 and 570.

Following a Plan -- It is following a current consolidated plan that has been approved by HUD.

Use of Funds -- It has complied with the following criteria:

1. Maximum Feasible Priority. With respect to activities expected to be assisted with CDBG funds, it has developed its Action Plan so as to give maximum feasible priority to activities which benefit low- and moderate-income families or aid in the prevention or elimination of slums or blight. The Action Plan may also include CDBG-assisted activities which the grantee certifies are designed to meet other community development needs having particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community, and other financial resources are not available (see Optional CDBG Certification).

2. Overall Benefit. The aggregate use of CDBG funds, including Section 108 guaranteed loans, during program year(s) 2018, 2019, 2020 [a period specified by the grantee of one, two, or three specific consecutive program years], shall principally benefit persons of low and moderate income in a manner that ensures that at least 70 percent of the amount is expended for activities that benefit such persons during the designated period.

3. Special Assessments. It will not attempt to recover any capital costs of public improvements assisted with CDBG funds, including Section 108 loan guaranteed funds, by assessing any amount against properties owned and occupied by persons of low and moderate income, including any fee charged or assessment made as a condition of obtaining access to such public improvements.

However, if CDBG funds are used to pay the proportion of a fee or assessment that relates to the capital costs of public improvements (assisted in part with CDBG funds) financed from other revenue sources, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds.

In addition, in the case of properties owned and occupied by moderate-income (not low-income) families, an assessment or charge may be made against the property for public improvements financed by a source other than CDBG funds if the jurisdiction certifies that it lacks CDBG funds to cover the assessment.

Excessive Force -- It has adopted and is enforcing:

1. A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in non-violent civil rights demonstrations; and
2. A policy of enforcing applicable State and local laws against physically barring entrance to or exit from a facility or location which is the subject of such non-violent civil rights demonstrations within its jurisdiction.

Compliance with Anti-discrimination laws -- The grant will be conducted and administered in conformity with title VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d) and the Fair Housing Act (42 U.S.C. 3601-3619) and implementing regulations.

Lead-Based Paint -- Its activities concerning lead-based paint will comply with the requirements of 24 CFR Part 35, Subparts A, B, J, K and R.

Compliance with Laws -- It will comply with applicable laws.



Signature of Authorized Official



Date

City Manager

Title

Specific HOME Certifications

The HOME participating jurisdiction certifies that:

Tenant Based Rental Assistance -- If it plans to provide tenant-based rental assistance, the tenant-based rental assistance is an essential element of its consolidated plan.

Eligible Activities and Costs -- It is using and will use HOME funds for eligible activities and costs, as described in 24 CFR §§92.205 through 92.209 and that it is not using and will not use HOME funds for prohibited activities, as described in §92.214.

Subsidy layering -- Before committing any funds to a project, it will evaluate the project in accordance with the guidelines that it adopts for this purpose and will not invest any more HOME funds in combination with other Federal assistance than is necessary to provide affordable housing;



Signature of Authorized Official

5/28/19

Date

City Manager

Title

Emergency Solutions Grants Certifications

The Emergency Solutions Grants Program recipient certifies that:

Major rehabilitation/conversion/renovation – If an emergency shelter's rehabilitation costs exceed 75 percent of the value of the building before rehabilitation, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 10 years after the date the building is first occupied by a homeless individual or family after the completed rehabilitation.

If the cost to convert a building into an emergency shelter exceeds 75 percent of the value of the building after conversion, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 10 years after the date the building is first occupied by a homeless individual or family after the completed conversion.

In all other cases where ESG funds are used for renovation, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 3 years after the date the building is first occupied by a homeless individual or family after the completed renovation.

Essential Services and Operating Costs – In the case of assistance involving shelter operations or essential services related to street outreach or emergency shelter, the recipient will provide services or shelter to homeless individuals and families for the period during which the ESG assistance is provided, without regard to a particular site or structure, so long the recipient serves the same type of persons (e.g., families with children, unaccompanied youth, disabled individuals, or victims of domestic violence) or persons in the same geographic area.

Renovation – Any renovation carried out with ESG assistance shall be sufficient to ensure that the building involved is safe and sanitary.

Supportive Services – The recipient will assist homeless individuals in obtaining permanent housing, appropriate supportive services (including medical and mental health treatment, victim services, counseling, supervision, and other services essential for achieving independent living), and other Federal, State, local, and private assistance available for these individuals.

Matching Funds – The recipient will obtain matching amounts required under 24 CFR 576.201.

Confidentiality – The recipient has established and is implementing procedures to ensure the confidentiality of records pertaining to any individual provided family violence prevention or treatment services under any project assisted under the ESG program, including protection against the release of the address or location of any family violence shelter project, except with the written authorization of the person responsible for the operation of that shelter.

Homeless Persons Involvement – To the maximum extent practicable, the recipient will involve, through employment, volunteer services, or otherwise, homeless individuals and families in constructing, renovating, maintaining, and operating facilities assisted under the ESG program, in providing services assisted under the ESG program, and in providing services for occupants of facilities assisted under the program.

Consolidated Plan – All activities the recipient undertakes with assistance under ESG are consistent with its consolidated plan.

Discharge Policy – The recipient will establish and implement, to the maximum extent practicable and where appropriate, policies and protocols for the discharge of persons from publicly funded institutions or systems of care (such as health care facilities, mental health facilities, foster care or other youth facilities, or correction programs and institutions) in order to prevent this discharge from immediately resulting in homelessness for these persons.



Signature of Authorized Official



Date

City Manager

Title

APPENDIX TO CERTIFICATIONS

INSTRUCTIONS CONCERNING LOBBYING CERTIFICATION:

Lobbying Certification

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by section 1352, title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.