



HOUSING AND COMMUNITY DEVELOPMENT (HCD) COMMISSION REGULAR MEETING

SEPTEMBER 3, 2026

7:00 PM

HYBRID MEETING
www.Cityofvallejo.net

Council Chambers
555 Santa Clara Street
Vallejo, CA 94590

COMMISSIONERS

Jared Bunde (Chair)
S. Bre Jackson (Vice Chair)
Nicholas Cassidy
Lynda Daniels
Brianna Rogers
Dana Stueland
Carmen Marie Vance

NOTICE: Members of the Public will be able to participate in-person or remotely via Zoom	City Hall and the Council Chambers will be open to members of the public 30 minutes prior to the start of the meeting.
PUBLIC COMMENT: Members of the Public may provide public comments during the Meeting in person or via ZOOM (https://ZoomRegular.Cityofvallejo.net), or via phone, by dialing (669) 900-6833.	For additional instructions on how to speak remotely during public comment, please visit, www.cityofvallejo.net/publiccomment
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Hybrid Options are available for members of the public to participate. To participate remotely	
<u>Option to Join by Computer</u> From your browser go to https://ZoomRegular.CityofVallejo.net to launch and join the zoom application. Meeting ID: 914 0075 0676# Meeting Password: 131313	<u>Option to Join by Phone</u> Dial (669) 900-6833 Enter Meeting ID: 914 0075 0676# Meeting Password: 131313 Press *9 to digitally raise your hand from the phone. Press *6 to unmute/mute
Any supplemental writing related to an agenda item for an open session of a regular meeting that is distributed to all or a majority of all members of the Commission less than 72 hours before the meeting will be posted concurrently on the City's website at www.cityofvallejo.net/agendas Written material distributed during the meeting, will be available at the meeting if prepared by the City or after the meeting if prepared by someone else. Such materials may be obtained from the Commission Secretary.	



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AGENDA

- 1. CALL TO ORDER**
- 2. PLEDGE OF ALLEGIANCE**
- 3. ROLL CALL**
- 4. PRESENTATIONS AND COMMENDATIONS**
- 5. REPORT OF THE CITY COUNCIL LIAISON**
- 6. COMMUNITY FORUM**

Anyone wishing to address the Commission on any matter for which another opportunity to speak is not provided on the agenda, and which is within the jurisdiction of the Commission to resolve, is requested to submit a completed speaker card to the Staff Secretary. When called upon, each speaker should step to the podium, state his /her name, and address for the record. Each speaker is limited to three minutes pursuant to Vallejo Municipal Code Section 2.20.300.

- 7. PUBLIC COMMENT REGARDING CONSENT CALENDAR ITEMS**

Members of the public wishing to address the Commission on Consent Calendar Items are requested to submit a completed speaker card to the Staff Secretary. Each speaker is limited to three minutes pursuant to Vallejo Municipal Code Section 2.02.310. Requests for removal of Consent Items received from the public are subject to approval by a majority vote of the Commission. Items removed from the Consent Calendar will be heard immediately after approval of the Consent Calendar and Agenda.

- 8. CONSENT CALENDAR AND APPROVAL OF AGENDA**

- A. APPROVAL OF AGENDA**

Recommendation: By motion, approve the agenda for the September 3, 2026 regular meeting of the Housing and Community Development Commission

B. APPROVAL OF MINUTES

Recommendation: By motion, approve meeting minutes from June 4, 2026.

9. ACTION CALENDAR

NOTICE: Members of the public wishing to address the Commission on Action Calendar Items are requested to submit a completed speaker card to the Staff Secretary. Each speaker is limited to five minutes pursuant to Vallejo Municipal Code Section 2.02.420.

A. CONDUCT A PUBLIC HEARING ON THE DRAFT CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT (CAPER) FOR FISCAL YEAR (FY) 2025-26 AND ADOPT A RESOLUTION RECOMMENDING THAT THE CITY COUNCIL APPROVE THE CITY OF VALLEJO'S FY 2025-26 CAPER FOR SUBMITTAL TO THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT ("HUD")

Recommendation: Conduct a public hearing and recommend City Council approval of the Consolidated Annual Performance and Evaluation Report (CAPER) for Fiscal Year (FY) 2025-26 (July 1, 2025, through June 30, 2026) for submission to the U.S. Department of Housing and Urban Development (HUD) by 90 days after the close of the fiscal year. Approval is required to comply with HUD regulations and to maintain the City's eligibility for federal housing and community development funding.

Contact: Alicia M. Jones, Housing Director (707) 648-4408

10. WRITTEN COMMUNICATIONS

11. REPORT OF THE PRESIDING OFFICER AND MEMBERS OF THE HOUSING AND COMMUNITY DEVELOPMENT COMMISSION

A. REPORT OF THE SECRETARY

B. REPORT OF THE CITY ATTORNEY

C. REPORT OF THE PRESIDING OFFICER AND MEMBERS OF THE HOUSING AND COMMUNITY DEVELOPMENT COMMISSION

D. REPORT OF AD HOC COMMITTEES

12. OTHER

13. ADJOURNMENT

ADDITIONAL CITY INFORMATION

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- Like us on Facebook and Instagram ([@cityofvallejo](#))
- Sign up to receive City Communications via e-mail (www.cityofvallejo.net/subscribe)
- Sign up for emergency alerts at: alertsolano.com

AFFIDAVIT OF POSTING: I Chari Francisco, do hereby certify that I have caused a true copy of the above notice and agenda to be delivered to each of the members of the City of Vallejo Housing and Community Development Commission, at the time and in the manner prescribed by law and that this agenda was posted at Vallejo City Hall, 555 Santa Clara Street, Vallejo, California at 5:42pm, August 31, 2026.

Dated: August 31, 2026



Chari Francisco, Secretary

ACTION MINUTES

1. Call to Order

The Housing and Community Development (HCD) Commission of the City of Vallejo met in a regular meeting at 7:09 p.m. on Thursday, June 4, 2026.

2. Administration of Office

Councilmember Lediju, liaison to the committee, administered the oath of office to newly appointed Commission Member Rogers.

3. Pledge of Allegiance

Chair Bunde led the Pledge of Allegiance.

4. Roll Call

Present: Commission Chair: Bunde, Commissioners: Cassidy, Daniels, Rogers, Stueland, Vance

Absent/Excused: Commission Vice-Chair: Jackson

Absent/Unexcused: Commissioners: None

Liaison: Councilmember Lediju, Present

Staff: Chari Francisco, Administrative Manager/HCD Commission Secretary
Laura Zagaroli, Assistant City Attorney

5. Presentations and Commendations

A. PRESENTATION FROM VALLEJO TOGETHER

Vallejo Together Board Member Avonelle Hanley-Mills presented an overview of the organization, their services, and opportunities for partnership with the HCD Commission. Hanley-Mills responded to questions from Commissioners.

6. Report of the City Council Liaison

Councilmember Lediju asked the Commission to consider creative ways to secure public-private partnerships that will bring solutions for affordable housing development to the community. Commissioners responded to Lediju's request and comments.

7. Community Forum

None

8. Public Comment Regarding Consent Calendar Items

None

9. Consent Calendar and Approval of the Agenda

A. APPROVAL OF AGENDA

Commissioner Stueland made a motion to approve the agenda for June 4, 2026. This was seconded by Commissioner Vance.

ROLL CALL:

Ayes: Bunde, Cassidy, Daniels, Rogers, Stueland, Vance

Noes: None

Abstentions: Commissioners: None

Absent/Excused: Commission Vice-Chair: Jackson

Absent/Unexcused: Commissioners: None

The motion passed unanimously by commission members present, 6-0-0.

B. APPROVAL OF MINUTES

Commissioner Cassidy made a motion to approve the meeting minutes from May 7, 2026 and May 28, 2026. Commissioner Daniels seconded this motion.

ROLL CALL:

Ayes: Bunde, Cassidy, Daniels, Stueland, Vance

Noes: None

Abstentions: Commissioners: Rogers

Absent/Excused: Commission Vice-Chair: Jackson

Absent/Unexcused: Commissioners: None

The motion passed by commission members, 5-0-1.

10. Action Calendar

A. ADOPT A RESOLUTION RECOMMENDING THAT THE HOUSING AUTHORITY BOARD OF DIRECTORS ADOPT THE PROPOSED FISCAL YEAR 2026-27 BUDGET OF THE HOUSING AUTHORITY OF THE CITY OF VALLEJO

Staff Secretary Francisco presented an overview of Housing Authority's different funds and their uses. Staff Secretary Francisco and Councilmember Liaison Lediju responded to questions from Commissioners.

Commission Stueland made a motion to adopt a resolution recommending that the Housing Authority Board of Directors adopt the proposed Fiscal Year 2026-27 Budget of the Housing Authority of the City of Vallejo. Commissioner Vance seconded this motion.

ROLL CALL:

Ayes: Bunde, Stueland, Vance

Noes: Cassidy, Daniels, Rogers

Abstentions: Commissioners: None

Absent/Excused: Commissioners: Commission Vice-Chair: Jackson

Absent/Unexcused: Commissioners: None

The motion fails to carry by Commission members, 3-3-0.

B. CONSIDER REQUEST BY COMMISSIONER CASSIDY TO AGENDIZE AT A FUTURE REGULAR MEETING A DISCUSSION/PRESENTATION ON THE WHITE SLOUGH COMMUNITY-LED STRATEGIC PLANNING INITIATIVE (STEP 1 OF A 2-STEP PROCESS)

Commissioner Stueland made a motion to consider the request by Commissioner Cassidy to agendize at a future meeting a discussion/presentation on the White Slough Community-led Strategic Planning Initiative. Commissioner Rogers seconded the motion.

ROLL CALL:

Ayes: Bunde, Cassidy, Daniels, Rogers, Stueland, Vance

Noes: None

Abstentions: Commissioners: None

Absent/Excused: Commission Vice-Chair: Jackson

Absent/Unexcused: Commissioners: None

The motion passed unanimously by commission members present, 6-0-0.

C. DISCUSSION AND CREATION OF AN HOC COMMITTEE FOR THE IMPLEMENTATION OF THE HOUSING AND COMMUNITY DEVELOPMENT COMMISSION'S WORK PLAN (STEP 2 OF A 2-STEP PROCESS)

Commissioner Vance made a motion to consider the creation of an Ad-Hoc Committee for the implementation of the Housing and Community Development Commission's Work Plan. Commissioner Stueland seconded this motion.

ROLL CALL:

Ayes: Bunde, Cassidy, Daniels, Rogers, Stueland, Vance

Noes: None

Abstentions: Commissioners: None

Absent/Excused: Commission Vice-Chair: Jackson

Absent/Unexcused: Commissioners: None

The motion passed unanimously by commission members present, 6-0-0.

Commissioners Bunde, Rogers, and Stueland volunteered to serve on the Workplan Implementation Committee.

11. Written Communications

None

12. Regular Reports

A. Report of the Secretary

None

B. Report of the City Attorney

None

C. Report of the Presiding Officer and members of the Housing and Community Development Commission

None

D. Report of Ad Hoc Committees

None

13. Other Agenda Items

None

14. Adjournment

There being no further business, at 8:33 p.m., the meeting was adjourned.

JARED BUNDE, Chair

ATTEST:

CHARI FRANCISCO, Secretary



DATE: September 3, 2026

TO: Housing & Community Development Chair and Commissioners

FROM: Alicia M. Jones, Housing Director

SUBJECT: **CONDUCT A PUBLIC HEARING ON THE DRAFT CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT (CAPER) FOR FISCAL YEAR (FY) 2025-26 AND ADOPT A RESOLUTION RECOMMENDING THAT THE CITY COUNCIL APPROVE THE CITY OF VALLEJO'S FY 2025-26 CAPER FOR SUBMITTAL TO THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT ("HUD")**

RECOMMENDATION

Conduct a public hearing and recommend City Council approval of the Consolidated Annual Performance and Evaluation Report (CAPER) for Fiscal Year (FY) 2025-26 (July 1, 2025, through June 30, 2026) for submission to the U.S. Department of Housing and Urban Development (HUD) by 90 days after the close of the fiscal year. Approval is required to comply with HUD regulations and to maintain the City's eligibility for federal housing and community development funding.

REASON FOR RECOMMENDATION

HUD requires entitlement jurisdictions to prepare and submit a CAPER within 90 days after the close of each program/fiscal year. The CAPER provides an annual assessment of the City's progress in meeting the goals and objectives established in the Five-Year Consolidated Plan and is a prerequisite for continued receipt of federal housing and community development funds such as the Community Development Block Grant (CDBG) Program and the HOME Investment Partnerships ("HOME") Program.

BACKGROUND AND DISCUSSION

Subject: CONDUCT A PUBLIC HEARING ON THE DRAFT CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT (CAPER) FOR FISCAL YEAR (FY) 2025-26 AND ADOPT A RESOLUTION RECOMMENDING THAT THE CITY COUNCIL APPROVE THE CITY OF VALLEJO'S FY 2025-26 CAPER FOR SUBMITTAL TO THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT ("HUD")

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Staff have prepared the draft CAPER for the first year of the City of Vallejo's Five-Year Consolidated Plan (FY 2025-26 through FY 2029-30). The Consolidated Plan, approved by City Council on July 8, 2025, is a five-year planning document required by HUD to address affordable housing and community development needs in Vallejo. The Consolidated Plan is carried out through Annual Action Plans, which provide a concise summary of the actions, activities, and specific federal and non-federal resources that will be used each year to address the priority needs and specific goals identified by the Consolidated Plan. Grantees report on accomplishments and progress toward Consolidated Plan goals in the CAPER.

The FY 2025-26 CAPER reports on the City's progress in meeting the goals and objectives outlined in the Consolidated Plan and Annual Action Plan during the period of July 1, 2025, through June 30, 2026.

During FY 2025-26, the City provided CDBG Program funds to its long-time partner, Fair Housing Advocates of Northern California (FHANC), to provide fair housing services. FHANC served 286 unduplicated persons, significantly exceeding its goal of 60. FHANC provided comprehensive fair housing services to clients across all protected classes, including complaint intake, education, referrals, testing, advocacy, and enforcement activities.

The City's ability to fully implement the goals and objectives of the Consolidated Plan and Annual Action Plan during the reporting period was significantly constrained by persistent staffing shortages within the Housing and Community Development Department. Vacancies in key program administration and compliance positions, compounded by extended recruitment timelines and the loss of institutional knowledge from staff turnover, reduced the Department's capacity to process subrecipient agreements, and disburse funds in a timely manner. This capacity strain was further compounded by the need to redirect existing staff time and attention toward pressing Housing Authority operational and administrative demands. As shared staff and leadership resources were increasingly absorbed by Housing Authority responsibilities, the sustained focus required to advance planned CDBG and HOME-funded projects was diminished, resulting in delayed project starts, and the deferral of several planned public service and capital projects to FY 2026-27. Only those objectives supported by pre-existing infrastructure or long-standing subrecipient relationships requiring minimal new administrative lift were substantially achieved during the reporting period.

The City acknowledges these limitations and has identified staff capacity as a priority area for the coming program year, including use of contracted program support and prioritized recruitment for vacant positions, to ensure more consistent delivery of services to low- and moderate-income residents going forward. The City plans to advance its goals during the upcoming program year, FY 2026–27, with Homeownership Assistance and Owner-Occupied Rehabilitation identified as two of its primary priorities. To support implementation of these programs, City staff is preparing to issue a Request for Proposals (RFP) to qualified nonprofit agencies to administer the programs on the City's behalf. The City also plans to provide funding to a nonprofit partner to administer housing counseling services for households that are eligible for the Homeownership Assistance Program. These services will help eligible households prepare for and successfully achieve homeownership.

On August 19, 2026, public notices announcing the availability of the CAPER for review and comment, along with the date of the public hearing, were published in English, Spanish, and Tagalog in the Vallejo Times-Herald, as required by the City's Citizen Participation Plan. Written comments will be accepted through September 21, 2026, at 5:00 p.m. The Housing and Community Development (HCD) Commission held a public hearing on September 3, 2026, to receive comments on the draft FY 2025-26 CAPER. The City Council is scheduled to approve and consider submitting the CAPER to HUD at its meeting on September 8, 2026. Any comments received by September 21, 2026, will be added to the CAPER prior to its submission to HUD.

Subject: CONDUCT A PUBLIC HEARING ON THE DRAFT CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT (CAPER) FOR FISCAL YEAR (FY) 2025-26 AND ADOPT A RESOLUTION RECOMMENDING THAT THE CITY COUNCIL APPROVE THE CITY OF VALLEJO’S FY 2025-26 CAPER FOR SUBMITTAL TO THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT ("HUD")

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The CAPER must be submitted to HUD within 90 days of the close of the fiscal year, no later than September 28, 2026.

ATTACHMENTS

1.	Resolution Approving FY 2025-26 Draft CAPER
2.	FY 2025-26 Draft CAPER
3.	Public Notices for FY 2025-26 Draft CAPER

FISCAL IMPACT

There is no fiscal impact to the City's General Fund associated with the preparation and submittal of the CAPER. The City of Vallejo's Housing and Community Development Department does not receive General Fund support and is funded entirely by the U.S. Department of Housing and Urban Development (HUD). Costs associated with preparing the report are eligible administrative expenses funded through the federal CDBG and HOME Programs. Preparation and submittal of the CAPER satisfy a HUD reporting requirement and preserves the City's continued eligibility to receive federal housing and community development funding.

CONTACT

Alicia M. Jones, Housing Director (707) 648-4408

Approved as to form:

By: _____ for _____
Veronica Nebb, City Attorney

RESOLUTION NO. _____ N.C.

**A RESOLUTION OF THE HOUSING AND COMMUNITY DEVELOPMENT COMMISSION
RECOMMENDING CITY COUNCIL TO APPROVE THE CITY OF VALLEJO'S
CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT FOR FISCAL
YEAR 2025-26 (JULY 1, 2025 – JUNE 30, 2026) FOR SUBMITTAL TO THE U.S.
DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT ("HUD")**

WHEREAS, the Consolidated Annual Performance and Evaluation Report (CAPER) is an evaluation and performance report required by the U.S. Department of Housing and Urban Development (HUD) as a condition of receiving the Community Development Block Grant (CDBG) Program, Home Investment Partnerships ("HOME") Program and certain other HUD grant funding and details the grantee's accomplishments toward meeting the goals outlined in its Annual Action Plan; and

WHEREAS, the City is required to prepare a CAPER and submit it to HUD within 90 days after the close of the City's fiscal year, by September 28, 2026; and

WHEREAS, the FY 2025-26 CAPER describes the City's progress in achieving the objectives in the City's Five-Year (beginning July 1, 2025, and ending June 30, 2030) Consolidated Plan, a five-year planning document required by HUD for jurisdictions that receive HUD entitlement grants and is intended to help address affordable housing and community development needs in the community; and

WHEREAS, the Consolidated Plan was approved by City Council on July 8, 2025; and

WHEREAS, the City's CAPER for Fiscal Year (FY) 2025-26 reports on activities from July 1, 2025, through June 30, 2026, funded by HUD grants received by the City of Vallejo particularly, the CDBG Program and the HOME Program; and

WHEREAS, during FY 2025-26, the City's ability to fully implement the goals and objectives of the Consolidated Plan and Annual Action Plan was significantly constrained by persistent staffing shortages within the Housing and Community Development Department; and

WHEREAS, the City has identified staff capacity as a priority area for the coming program year, including use of contracted program support and prioritized recruitment for vacant positions, to ensure more consistent delivery of services to low- and moderate-income residents going forward; and

WHEREAS, on August 19, 2026, public notices on the CAPER's availability for review and comment by 5:00 p.m. on September 21, 2026, and the date of the public hearing were published in English, Spanish, and Tagalog in Vallejo's local newspaper, the Vallejo Times-Herald, a HUD requirement; and

WHEREAS, the City Council is scheduled to approve and consider submitting the CAPER to HUD at its regular meeting on September 8, 2026.

NOW THEREFORE BE IT RESOLVED that the Housing and Community Development Commission recommends that City Council approves the FY 2025-26 Consolidated Annual Performance and Evaluation Report.

BE IT FURTHER RESOLVED that the Housing and Community Development Commission recommends that City Council authorizes the City Manager or his designees to prepare and submit to HUD the City's FY 2025-26 CAPER, and any related applications or documents, and any amendments or corrections to such applications and documents.

Adopted by the Housing and Community Development Commission at a regular meeting held on September 3, 2026 with the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

JARED BUNDE, CHAIR

ATTEST:

CHARI FRANCISCO, SECRETARY

CR-05 - Goals and Outcomes

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

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

The City of Vallejo's Housing and Community Development Department manages programs funded by the U.S. Department of Housing and Urban Development (HUD). As an entitlement city, Vallejo is eligible to receive Community Development Block Grant (CDBG) and HOME Investment Partnerships ("HOME") formula funding directly from HUD. Entitlement eligibility is determined by population thresholds and metropolitan area status, with grants awarded based on a statutory formula that considers poverty, population, housing overcrowding, and housing age to meet the primary objective of developing viable communities, particularly for low- and moderate-income individuals.

During Fiscal Year (FY) 2025–26 (July 1, 2025 through June 30, 2026), the City's ability to fully implement the goals and objectives of the Consolidated Plan and Annual Action Plan was significantly constrained by persistent staffing shortages within the Housing and Community Development Department. Vacancies in key program administration and compliance positions, compounded by extended recruitment timelines, reduced the Department's capacity to administer planned projects and activities in a timely manner. This capacity strain was further compounded by the need to redirect existing staff time and attention toward pressing Housing Authority operational and administrative demands caused by staff turnover. As shared staff and leadership resources were increasingly absorbed by Housing Authority responsibilities, the sustained focus required to advance planned CDBG- and HOME-funded projects was diminished, resulting in delayed project starts and the deferral of several planned public service and capital projects to FY 2026–27. Only those objectives supported by pre-existing infrastructure or long-standing subrecipient relationships requiring minimal new administrative lift were substantially achieved during the reporting period. The City acknowledges these limitations and recognizes the need to better separate and protect staff capacity dedicated to Consolidated Plan implementation from competing Housing Authority priorities. Going forward, the City intends to prioritize recruitment for vacant Department positions and evaluate options for dedicated program staff, to ensure more consistent and timely delivery of services to low- and moderate-income residents.

The Housing and Community Development Department of the City of Vallejo includes the Housing Authority of the City of Vallejo (HACV), which administers the Housing Choice Voucher (HCV) Program, commonly known as Section 8, along with its subprograms: Project-Based Voucher, Family Self-Sufficiency, and HCV Homeownership. These programs provide rental assistance to qualifying low-income households. The HACV also manages the Veterans Affairs Supportive Housing (VASH) Program, combining HUD housing vouchers with Veterans Affairs supportive services

to help veterans secure and maintain housing. The HACV prioritizes safe, sanitary, and high-quality housing to enhance the well-being of Vallejo families. As of June 30, 2026, the HACV has served over 1,500 clients through its HCV and VASH Programs.

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

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

Goal	Category	Source / Amount	Indicator	Unit of Measure	Expected – Strategic Plan	Actual – Strategic Plan	Percent Complete	Expected – Program Year	Actual – Program Year	Percent Complete
Demolish Blighted Structures	Non-Housing Community Development	NSP: \$	Buildings Demolished	Buildings	1	0	0.00%			
Economic Development	Non-Housing Community Development	CDBG: \$	Businesses assisted	Businesses Assisted	1	0	0.00%	1	0	0.00%
Homeless Navigation Center	Homeless	HOME-ARP: \$	Overnight/Emergency Shelter/Transitional Housing Beds added	Beds	125	0	0.00%	125	0	0.00%
Homeownership Assistance	Affordable Housing Households with unmet housing needs	CDBG: \$ / HOME: \$	Direct Financial Assistance to Homebuyers	Households Assisted	160	0	0.00%	32	0	0.00%
Housing Services	Affordable Housing Non-Homeless Special Needs	CDBG: \$	Other	Other	160	0	0.00%	12	0	0.00%

Owner Occupied Rehabilitation	Affordable Housing	CDBG: \$ / HOME: \$383941	Homeowner Housing Rehabilitated	Household Housing Unit	10	0	0.00%	2	0	0.00%
Permanent Supportive Housing	Affordable Housing Homeless Non-Homeless Special Needs	CDBG: \$ / HOME: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	0	0		125	0	0.00%
Permanent Supportive Housing	Affordable Housing Homeless Non-Homeless Special Needs	CDBG: \$ / HOME: \$	Other	Other	125	0	0.00%			
Program Administration & Support	Affordable Housing Public Housing Homeless Non-Homeless Special Needs Non-Housing Community Development Planning/ Administration	CDBG: \$ / HOME: \$	Other	Other	1	0	0.00%	1	0	0.00%
Social Services	Homeless Non-Homeless Special Needs Non-Housing Community Development	CDBG: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	3125	286	9.15%	625	286	45.76%

CAPER

3

TBRA	Affordable Housing	HOME: \$	Tenant-based rental assistance / Rapid Rehousing	Households Assisted	18	0	0.00%	18	0	0.00%
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Table 1 - Accomplishments – Program Year & Strategic Plan to Date

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

Goal: SOCIAL SERVICES

Each Fiscal Year (FY), the City of Vallejo may allocate up to 15% of its Community Development Block Grant (CDBG) funds, including program income from the previous fiscal year (e.g., July 1, 2024, to June 30, 2025, for FY 2025-26), to non-profit organizations. These funds support social service programs targeting very low- and low-income residents. In FY 2025-26, Fair Housing Advocates of Northern California utilized these funds to provide fair housing services to low- and moderate-income individuals, aligning with the goals of the Five-Year Consolidated Plan.

The City plans to advance its goals during the upcoming program year, FY 2026–27, with Homeownership Assistance and Owner-Occupied Rehabilitation identified as two of its primary priorities. To support implementation of these programs, City staff is preparing to issue a Request for Proposals (RFP) to qualified nonprofit agencies to administer the programs on the City's behalf. The City also plans to provide funding to a nonprofit partner to administer housing counseling services for households that are eligible for the Homeownership Assistance Program. These services will help eligible households prepare for and successfully achieve homeownership.

In addition, the City plans to re-establish its Tenant-Based Rental Assistance (TBRA) Program during FY 2026–27. Through this program, the City anticipates assisting approximately 18 individuals or households who are experiencing homelessness or are at risk of becoming homeless, helping them obtain and maintain stable housing.

CR-10 - Racial and Ethnic composition of families assisted

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

91.520(a)

	CDBG	HOME
White	98	0
Black or African American	95	0
Asian	11	0
American Indian or American Native	2	0
Native Hawaiian or Other Pacific Islander	3	0
Total	209	0
Hispanic	91	0
Not Hispanic	195	0

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

Narrative

Additional data from the CDBG subrecipients not included in the above chart include:

1. Asian and White - 3
2. Black or African-American and White - 3 (Hispanic: 3)
3. American Indian/Alaskan Native and Black or African-American - 9 (Hispanic: 9)
4. Other Multi-racial - 62 (Hispanic: 42 out of 62)

The City of Vallejo, with its diverse population of 123,287 residents, according to the U.S. Census Bureau's July 1, 2025 population estimate, prioritizes community needs and delivers services through the Community Development Block Grant (CDBG) and other federally funded programs to all eligible individuals, regardless of race or ethnicity. This approach is consistent with the City's Five-Year Consolidated Plan for July 1, 2025, through June 30, 2030, which identifies and addresses critical community needs, including homelessness, affordable housing, and community development for low- and moderate-income residents.

Recognizing the City's diverse racial and ethnic composition, the City is committed to ensuring equitable access to federally funded programs and services administered directly by the City and through its nonprofit partners. Program resources are allocated based on documented community needs and eligibility requirements, without discrimination based on race or ethnicity. The City remains committed

to providing inclusive, equitable, and needs-based services to all eligible residents.

CR-15 - Resources and Investments 91.520(a)

Identify the resources made available

Source of Funds	Source	Resources Made Available	Amount Expended During Program Year
CDBG	public - federal	1,006,521	291,354
HOME	public - federal		
Other	public - federal		

Table 3 - Resources Made Available

Narrative

In FY 2025-26 (July 1, 2025, to June 30, 2026), the City of Vallejo allocated \$1,006,521 in Community Development Block Grant (CDBG) funds, as indicated in the Resources Made Available column of Table 3, which represents the annual grant allocation of \$991,521 for that fiscal year and projected program income of \$15,000. CDBG funds expended were directed toward administrative costs and reimbursements to a non-profit agency delivering social and public services to low- and moderate-income residents.

The FAIR HOUSING ADVOCATES OF NORTHERN CALIFORNIA (FHANC) played a significant role in addressing fair housing needs in Vallejo. FHANC has been addressing COVID-related fair housing needs as well as expanded advocacy following the passage of Senate Bill 329 (a California fair housing law preventing source of income discrimination and adding people with housing choice vouchers or other housing subsidies to the list of protected classes). FHANC provided free, comprehensive fair housing services to Vallejo residents, including complaint intake, education, referral, testing, advocacy, and enforcement. FHANC provided education to staff who operate critical housing programs benefiting low-income families (i.e., Housing Choice Voucher (HCV)/Section 8 voucher holders and public housing residents) when requested, educated HCV recipients on state/federal fair housing protections, including California fair housing law in effect in 2020, protecting them from housing discrimination based on their status as HCV recipients. FHANC offered services on an as-needed basis by the Housing Authority of the City of Vallejo. The agency reported serving 286 unduplicated clients out of their target of 60.

Looking ahead to the upcoming program year, the City of Vallejo anticipates receiving \$1,049,400 in Community Development Block Grant (CDBG) funds and \$420,114.54 in HOME Investment Partnerships Program (HOME) funds. These resources will provide the City with an important opportunity to continue addressing priority community needs identified in the Five-Year Consolidated Plan and the Annual Action Plan, with a particular focus on affordable housing, homeownership, housing rehabilitation, and community development. The City intends to strategically invest its CDBG resources in eligible activities that address the needs of low- and moderate-income residents and support the City's community development priorities. The City will continue to partner with nonprofit organizations and other community-based agencies to deliver services to eligible residents and to maximize the impact of available resources. CDBG funds will support activities that strengthen neighborhoods, expand access to services, and address identified housing and community development needs. HOME resources will be

directed toward eligible affordable housing activities consistent with the City's Consolidated Plan and Annual Action Plan. The City anticipates prioritizing homeownership assistance and homeowner-occupied rehabilitation, which will help eligible households achieve and maintain homeownership, address housing deficiencies, and preserve existing affordable housing stock. The City also intends to provide housing counseling services to households participating in or seeking assistance through the City's homeownership programs.

Identify the geographic distribution and location of investments

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description
Citywide	100		

Table 4 – Identify the geographic distribution and location of investments

Narrative

The City did not prioritize any specific CDBG Program target area neighborhood when allocating its CDBG Program or HOME Program funds for Program Year 2025-26. The expenditure of CDBG Program funds was confined to activities that provide direct benefits. Consequently, this section and the preceding table do not apply to the reporting period.

Leveraging

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

The City of Vallejo leverages a combination of federal, state, local, and private resources to achieve the affordable housing and community development goals outlined in its Five-Year Consolidated Plan (July 1, 2025, to June 30, 2030). The City collaborates with Solano County and local entities to coordinate these resources, ensuring efficient delivery of programs and services to address critical needs, such as homelessness, affordable housing, and support for low- and moderate-income residents.

Furthermore, the Housing Authority of the City of Vallejo, by receiving and utilizing an average of up to \$20 million in federal funds from HUD, operates the Housing Choice Voucher (HCV) Program. This program successfully draws private investment by encouraging rental housing property owners to participate voluntarily in the HCV Program.

Given the City's limited resources and the significant level of identified community need, the City will continue to prioritize activities that leverage federal funds and produce measurable benefits for low- and moderate-income households. The City recognizes that federal funding levels may not be sufficient to address all identified community needs. Accordingly, the City will continue to seek opportunities to leverage CDBG and HOME funds with other public, private, and nonprofit resources. Through careful planning, strategic partnerships, and targeted investments, the City will work to maximize the impact of its federal resources and advance the goals and objectives established in its 2025–2030 Five-Year Consolidated Plan and Annual Action Plan.

Fiscal Year Summary – HOME Match	
1. Excess match from prior Federal fiscal year	727,151
2. Match contributed during current Federal fiscal year	0
3. Total match available for current Federal fiscal year (Line 1 plus Line 2)	727,151
4. Match liability for current Federal fiscal year	0
5. Excess match carried over to next Federal fiscal year (Line 3 minus Line 4)	727,151

Table 5 – Fiscal Year Summary - HOME Match Report

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

Table 6 – Match Contribution for the Federal Fiscal Year

HOME MBE/WBE report

Program Income – Enter the program amounts for the reporting period				
Balance on hand at begin-ning of reporting period \$	Amount received during reporting period \$	Total amount expended during reporting period \$	Amount expended for TBRA \$	Balance on hand at end of reporting period \$
0	0	0	0	0

Table 7 – Program Income

Minority Business Enterprises and Women Business Enterprises – Indicate the number and dollar value of contracts for HOME projects completed during the reporting period						
	Total	Minority Business Enterprises				White Non-Hispanic
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic	
Contracts						
Dollar Amount	0	0	0	0	0	0
Number	0	0	0	0	0	0
Sub-Contracts						
Number	0	0	0	0	0	0
Dollar Amount	0	0	0	0	0	0
	Total	Women Business Enterprises	Male			
Contracts						
Dollar Amount	0	0	0			
Number	0	0	0			
Sub-Contracts						
Number	0	0	0			
Dollar Amount	0	0	0			

Table 8 - Minority Business and Women Business Enterprises

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

Table 9 – Minority Owners of Rental Property

Relocation and Real Property Acquisition – Indicate the number of persons displaced, the cost of relocation payments, the number of parcels acquired, and the cost of acquisition						
Parcels Acquired		0		0		
Businesses Displaced		0		0		
Nonprofit Organizations Displaced		0		0		
Households Temporarily Relocated, not Displaced		0		0		
Households Displaced	Total	Minority Property Enterprises				White Non-Hispanic
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic	
Number	0	0	0	0	0	0
Cost	0	0	0	0	0	0

Table 10 – Relocation and Real Property Acquisition

CR-20 - Affordable Housing 91.520(b)

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

	One-Year Goal	Actual
Number of Homeless households to be provided affordable housing units	18	0
Number of Non-Homeless households to be provided affordable housing units	0	0
Number of Special-Needs households to be provided affordable housing units	0	0
Total	18	0

Table 11 – Number of Households

	One-Year Goal	Actual
Number of households supported through Rental Assistance	18	0
Number of households supported through The Production of New Units	0	0
Number of households supported through Rehab of Existing Units	2	0
Number of households supported through Acquisition of Existing Units	0	0
Total	20	0

Table 12 – Number of Households Supported

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

During FY 2025–26, several planned activities were delayed or deferred due to persistent staffing shortages within the Housing and Community Development Department. Vacancies in key program administration and compliance positions, along with extended recruitment timelines, limited the Department's capacity to implement CDBG- and HOME-funded projects as planned. Staff resources were further strained by Housing Authority operational demands resulting from staff turnover, reducing the capacity available for Consolidated Plan activities.

Discuss how these outcomes will impact future annual action plans.

In future Annual Action Plans, the need to align planned activities with available staff capacity and administrative resources will be crucial. The City will prioritize projects that can be implemented effectively within available resources, while allowing sufficient time for procurement, compliance, and project administration. The City will also continue efforts to fill vacant positions and strengthen program capacity to reduce delays and improve the timely implementation of CDBG- and HOME-funded activities. Projects deferred from FY 2025–26 will be reassessed and incorporated into future Annual Action Plans as appropriate, based on available funding and staff capacity.

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

Number of Households Served	CDBG Actual	HOME Actual
Extremely Low-income	149	0
Low-income	121	0
Moderate-income	16	0
Total	286	0

Table 13 – Number of Households Served

Narrative Information

The data in the CDBG Actual column of the preceding table reflects the households that were assisted by the CDBG subrecipient offering public services in the reporting period.

The City anticipates using its CDBG and HOME resources during the upcoming program year to serve eligible low- and moderate-income households consistent with the priorities established in the City's FY 2026-27 Annual Action Plan. The number of households to be served will depend on the specific activities funded, household eligibility, program participation, and the availability of resources. The City will continue to track household beneficiaries and report actual accomplishments in accordance with HUD reporting requirements. The City will prioritize resources toward activities that address critical housing and community development needs and provide measurable benefits to eligible residents.

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

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

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

The Housing and Community Development Department of the City of Vallejo, through its CDBG Program, funded the development and construction of the City's first Navigation Center. The Vallejo Homeless Navigation Center is a resource designed to help individuals experiencing homelessness by connecting them to critical services. The center provides a variety of resources to assist with emergency shelter, housing, healthcare, and other services. Individuals are referred to the Navigation Center through the Coordinated Entry System. The City of Vallejo will continue to strengthen its efforts to reduce homelessness by supporting coordinated outreach, engagement, and assessment services for individuals and families experiencing homelessness, with particular emphasis on persons who are unsheltered. The City will work collaboratively with nonprofit service providers, Solano County, the local Continuum of Care, and other community partners to connect individuals experiencing homelessness with appropriate housing and supportive services. Through its partnerships and federally funded programs, the City will continue to support a coordinated approach to assessing the needs of people experiencing homelessness and identifying appropriate housing interventions. The City will also continue to use available community-level data, including information from the Continuum of Care and Point-in-Time Count, to inform resource allocation and identify gaps in services.

Addressing the emergency shelter and transitional housing needs of homeless persons

The City's Navigation Center is a low-barrier, congregate shelter. Through its operator, Five Keys, its purpose is to serve the unhoused population by obtaining income, public benefits, health services, and housing. The Vallejo Navigation Center is a "one-stop-shop" that provides services and shelter critical to helping address homelessness. The center offers 125 shelter beds and provides individual case management, connecting people to social, and medical services to those experiencing homelessness. Participants will have access to job training and be assisted in becoming prepared to secure and sustain permanent housing. The center aims to serve approximately 200 people annually.

The City will continue to identify gaps in shelter and transitional housing capacity and explore opportunities to leverage CDBG, HOME, and other federal, state, and local resources to expand or improve housing options for persons experiencing homelessness.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: likely to become homeless after being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections

programs and institutions); and, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs

The Housing Authority of the City of Vallejo (HACV) provides case management and support to participants of the Housing Choice Voucher (HCV) Program. The HACV's HCV Program waiting list opened from February 28, 2024, through March 5, 2024. Additionally, the staff collaborates with Veterans Affairs case managers to offer rental assistance to veterans. To increase the number of affordable housing units in Vallejo, the HACV issued Request for Proposals for Project-Based Vouchers (PBVs), a program that allows a portion of the Housing Authority's voucher units to be designated to specific housing units within the city, and has awarded PBVs to Eden Housing (Sereno Village), Vallejo Housing Collaborative, and the Broadway Village.

The City does not receive Emergency Solutions Grants (ESG) for homeless prevention.

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

The Housing Authority of the City of Vallejo (HACV), in collaboration with the U.S. Department of Veterans Affairs (VA), administers the Veterans Affairs Supportive Housing (VASH) Program. Through this program, homeless veterans and their families receive access to affordable housing along with supportive services provided in coordination with VA case managers. The City remains committed to supporting programs that connect individuals and families experiencing homelessness with housing assistance and the services necessary to achieve long-term housing stability.

The City is dedicated to continuing efforts to meet the needs of the homeless through:

1. Tenant-Based Rental Assistance (TBRA) Program - The City's TBRA Program will offer rental assistance for up to twenty-four months to those who are homeless or at imminent risk of homelessness and are referred by the County's Coordinated Entry System operator to the City's Housing and Community Development Department. Those who have received TBRA will be prioritized for a Housing Choice Voucher upon successful completion of the TBRA Program.
2. Homeless Navigation Center - The City completed construction of a 125-bed Homeless Navigation Center during the previous five-year planning period (2020–2025). The Center provides temporary shelter and access to supportive services designed to help individuals experiencing homelessness address barriers to permanent housing. Looking ahead, the City will continue to seek and leverage available federal, state, and local resources to support the

Center's operations and supportive services and to strengthen connections between shelter, housing navigation, and permanent housing opportunities.

3. Permanent Supportive Housing - The construction of 74 rental units at a permanent supportive housing site known as Blue Oak Landing was completed in December 2022. The process of selecting 74 eligible extremely low- and very-low-income households started in early 2023. The HACV has allocated Project-Based Vouchers to all 74 units. The City remains committed to identifying and pursuing opportunities to fund future permanent supportive housing projects.

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

Actions taken to address the needs of public housing

The Housing Authority of the City of Vallejo (HACV) administers the Housing Choice Voucher (HCV) Program, which provides long-term rental assistance to eligible very low-income households, including seniors and individuals with disabilities. Voucher participants must locate a suitable private rental unit with an owner willing to participate in the HCV Program and comply with applicable program requirements. HACV works closely with participating property owners and managers to provide housing assistance to up to 2,358 low-income families. HACV pays a portion of the approved housing subsidy directly to the landlord on behalf of the participating family. The family is responsible for paying its required portion of the rent, which generally represents the difference between the total rent and the housing assistance payment.

The HACV administers the Veterans Affairs Supportive Housing (VASH) Program, which provides rental assistance vouchers to homeless veterans. In partnership with the U.S. Department of Veterans Affairs (VA), HACV supports up to 81 veteran participants through the program. VA case managers provide supportive services, including case management and clinical services, to help participating veterans obtain and maintain stable housing.

As of June 30, 2026, HACV had 1,497 utilized Housing Choice Vouchers, including 172 project-based vouchers and 64 vouchers allocated to the VASH Program.

HACV does not own or manage public housing units. Accordingly, its housing assistance efforts are primarily focused on administering the Housing Choice Voucher Program and other rental assistance programs, including VASH, to support eligible households in accessing and maintaining affordable housing.

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

The Family Self-Sufficiency (FSS) Program provides opportunities for HCV Program participants to receive case management services and financial incentives, which help them progress toward economic independence and self-sufficiency. Participation is voluntary and involves a five-year commitment. As participants' earned income increases, leading to a higher rental share, a designated amount is deposited into an interest-bearing savings account for the qualifying participant. Upon successful completion of the FSS Program, participants can access these funds, potentially using them for home purchases. As of June 30, 2026, there were approximately 36 participants in the Housing Authority's FSS Program.

In the upcoming program year, funds from the CDBG and HOME Programs will be utilized for mortgage assistance to qualified low-income households.

Actions taken to provide assistance to troubled PHAs

No actions were taken to provide assistance to the Housing Authority of the City of Vallejo (HACV) during the reporting period because the HACV is not designated as a troubled Public Housing Agency (PHA).

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

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

The Vallejo City Council adopted the 6th Cycle Housing Element update on December 31, 2024, which was certified by the State of California the following day.

The City recognizes that certain public policies—such as land use controls, zoning ordinances, building codes, fees and charges, and growth limitations—can create barriers to the production and preservation of affordable housing. To reduce or mitigate these effects, the City has taken or will take the following actions:

- **Zoning and Land Use Flexibility:** The new Zoning Ordinance allows residential uses, in the Neighborhood Mixed Use (NMX), Downtown Mixed Use (DMX), Waterfront Mixed Use (WMX), Neighborhood Commercial (NC), and Central Commercial (CC) zones in addition to in residential zones. Multifamily is also permitted with a minor use permit, in the Regional Commercial (RC), Office (O), and Medical (M) districts. By allowing residential uses in most zones, the City has helped facilitate the construction of affordable units.
- **Streamlined Review and Permitting:** Continue to improve permitting and entitlement processes to reduce time and cost burdens on affordable housing developers. As a part of the 2021 Zoning Ordinance update, the City removed constraints on affordable senior development by permitting senior housing in multiple zone districts, including residential and commercial zones.
- **Fee Adjustments and Incentives:** The City continued to implement the Condominium Conversion Ordinance (Section 16.613 of the Zoning Ordinance). Section 16.214.04 outlines density bonuses and other incentives for condominium conversions to preserve affordable units.
- **Support for Residential Investment:** Implement policies that encourage the rehabilitation of older housing stock, including the use of HOME and CDBG funds for acquisition, rehabilitation, and preservation of affordable units. Explore strategies to maintain affordability covenants and protect long-term affordability.
- **Regional Collaboration:** Participate in regional housing policy discussions to align land use planning, transportation, and infrastructure investment with affordable housing goals.
- **Education and Outreach:** On April 18, 2022, the City held a joint Planning Commission and City Council study session to provide information on the Housing Element and solicit input from the community. The City notified the community of this meeting with flyers distributed in English, Spanish, and Tagalog. During the meeting, council members and commissioners expressed an interest in community land trusts and inclusionary housing, redevelopment of vacant and underutilized parcels and buildings, and integration of lower-income housing citywide.

Through these actions, the City seeks to mitigate barriers created by local public policies and support the

expansion of safe, decent, and affordable housing opportunities for all residents.

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

The City of Vallejo recognizes that limited resources, a shortage of affordable housing, homelessness, and barriers to accessing supportive services continue to affect the City's ability to fully meet the needs of underserved populations. During the reporting period and looking ahead to the upcoming program years, the City has taken and will continue to take steps to improve access to housing and community development resources and to maximize the impact of available federal, state, and local funding.

A significant obstacle to meeting underserved housing needs is the limited availability of affordable housing and rental assistance. To address this challenge, the City will continue to prioritize housing activities that preserve existing housing, assist low- and moderate-income homeowners, and expand opportunities for affordable homeownership. The City plans to implement Homeownership Assistance and Homeowner-Occupied Rehabilitation programs and provide housing counseling services to eligible households. These programs are intended to help address barriers to homeownership, preserve the City's existing affordable housing stock, and promote long-term housing stability. The City will also continue efforts to address homelessness through rental assistance, emergency shelter, supportive services, and permanent housing. The City's Tenant-Based Rental Assistance (TBRA) Program will provide temporary rental assistance to eligible households experiencing homelessness or at imminent risk of homelessness, with referrals through the County's Coordinated Entry System. The City will also continue working with the Housing Authority of the City of Vallejo, Solano County, the local Continuum of Care, the U.S. Department of Veterans Affairs, and nonprofit service providers to strengthen connections among outreach, shelter, rental assistance, supportive services, and permanent housing. The City will focus resources on activities that provide measurable benefits to low- and moderate-income residents and underserved populations while ensuring that programs remain accessible, equitable, and consistent with federal requirements.

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

The City's Housing Authority staff ensured that lead-based paint educational materials, inspections, and referrals were made available to Housing Choice Voucher holders and rental property owners participating in City housing programs. As needed, the City will address unsafe or hazardous housing units through appropriate inspections and corrective actions, which may include a visual assessment for potential lead-based paint hazards and referrals for additional evaluation or remediation when warranted.

The City will continue to provide information regarding lead-based paint hazards and applicable requirements to program participants and property owners and will incorporate lead-based paint compliance measures into housing inspections and program activities, as applicable.

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

The City continues to administer the Family Self-Sufficiency (FSS) Program, a sub-program of the Housing Choice Voucher Program, to assist HUD-assisted families in increasing their earned income and progressing toward economic self-sufficiency. As of June 30, 2026, 36 participants were enrolled in the FSS Program.

The FSS Program provides participating families with supportive services and a financial incentive designed to encourage increased employment income and advancement toward economic independence. Through participation in the program, families have an opportunity to build financial resources while working toward their long-term goals of self-sufficiency and reduced dependence on public assistance.

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

The City Council establishes and approves the priority needs identified in the City's Five-Year Consolidated Plan and Annual Action Plan. The Housing and Community Development Department implements the activities identified in the Annual Action Plan and provides funding to nonprofit service providers and other City departments for eligible projects that address the needs and priorities identified in the plans. The City also participates in regional partnerships that support coordinated housing and community development efforts, including the Community Action Partnership of Solano Joint Powers Authority and the Housing First Solano Continuum of Care.

The City and its Housing Authority coordinate their respective efforts and activities to promote the efficient and effective delivery of housing assistance and homelessness-related services. This coordination helps leverage available resources, improve service delivery, and address community housing needs through a coordinated institutional framework.

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

The Housing Authority of the City of Vallejo (HACV) does not own or manage public housing properties and therefore relies on the private rental housing market to provide units for participants in the Housing Choice Voucher (HCV) Program. Recognizing the critical role of landlords in the success of the HCV Program, HACV works to maintain positive relationships with participating property owners through timely rental assistance payments, landlord outreach, and incentive initiatives designed to sustain and expand landlord participation.

During FY 2025-26, the City allocated CDBG funds to Fair Housing Advocates of Northern California (FHANC) to provide services that address community needs. HCV participants were referred to FHANC, as appropriate, to access available supportive and social services. This continued partnership helps strengthen coordination between housing assistance programs and community-based service providers and improve access to services for low-income households.

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

The City submitted a draft of its updated Analysis of Impediments (AI) to Fair Housing Choice during the reporting period. The City's current AI was last updated in 2015. The updated AI is intended to provide a current assessment of barriers to fair housing choice and help guide the City's efforts to promote equal access to housing opportunities.

Actions taken during the program period to address identified impediments included efforts to promote the deconcentration of poverty through the allocation of Housing Choice Vouchers and consideration of the location of proposed affordable housing developments. These efforts are intended to expand housing opportunities in areas that provide access to a broader range of community resources and economic opportunities while supporting the City's commitment to affirmatively further fair housing.

CR-40 - Monitoring 91.220 and 91.230

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

The City of Vallejo conducts monitoring of its activities and projects in line with the requirements set forth by 2 CFR 200.332(d), 24 CFR 570.501(b) for CDBG- and NSP-funded programs, and 24 CFR 92.504 for HOME-funded programs. Monitoring serves as the City's primary mechanism to ensure that projects funded by CDBG, NSP, and HOME are executed in accordance with program regulations. The City maintains monitoring plans for its CDBG, NSP, and HOME programs and activities, ensuring adherence to each program's specific rules and confirming that federally funded activities and projects carried out by the City's partners are in compliance with all relevant federal laws, regulations, and Executive Orders.

Monitoring is a continuous process throughout the program year. The City's monitoring plan includes:

- Planning: Preparing and scheduling monitoring visits.
- Implementation: Conducting desk reviews, onsite reviews, and inspections of housing units bound by long-term affordability covenants.
- Follow-Up: Maintaining communication with subrecipient agencies and owners of housing projects.

Each monitoring plan incorporates a risk assessment component to assist the City in evaluating which subrecipients or other funding recipients, such as developers and Community Housing Development Organizations (CHDOs), necessitate comprehensive and/or on-site monitoring. This risk assessment is crucial for the City to gauge the potential risk of non-compliance with program requirements by a project, program, or organization, or their susceptibility to fraud or abuse.

City monitoring encompasses four main areas:

1. Program Monitoring - Evaluating the overall performance and operation of the program to ensure that the City's programs and activities are effective and adhere to CDBG and HOME Program regulations.
2. Administrative and Financial Monitoring - Reviewing the fiscal and administrative management of CDBG and HOME Program funds.
3. Project Monitoring - Checking compliance with specific CDBG and HOME Program activity and project requirements, such as homebuyer or rental housing development projects.

4. Long-Term Monitoring - Ensuring ongoing compliance with long-term CDBG and HOME Program stipulations, applicable to HOME-assisted rental and homeownership housing post-completion.

During FY 2024-25, the City started a desk monitoring of three non-profit agencies funded by CDBG that provided social services. These reviews were essential and beneficial, allowing the City to verify: (1) program alignment with the Consolidated Plan, Annual Action Plan, and HUD and City stipulations; (2) timely delivery of activities; and (3) the accuracy and completeness of data entered into the HUD Integrated Disbursement and Information System (IDIS), including the Consolidated Annual Performance and Evaluation Report (CAPER). The City will continue the rest of the monitoring process in FY 2025-26.

The City has developed a Monitoring Risk Assessment Level Criteria document, which is governed by: (1) quarterly desk reviews, (2) new subrecipient agencies or significant organizational changes, (3) cumulative grant award, (4) administrative history, (5) program performance, and (6) financial strength. All subrecipient agencies are to be monitored on-site at least every other year, depending on their risk level. City staff prepared for the monitoring and informed the agencies of the monitoring review and on-site visit. Desk reviews were conducted before the onsite reviews and inspections.

City staff is scheduled to monitor subrecipients of FY 2024-25 grants starting January 2026.

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

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

The City follows its established Citizen Participation Plan. The draft FY 2025-26 CAPER was set for a public hearing on September 3, 2026, during a regular meeting of the City's Housing and Community Development Commission (HCDC). Notices regarding the draft CAPER and the public hearing, translated into Spanish and Tagalog, were published in the Vallejo Times-Herald, the City's local newspaper, on August 19, 2026, as well as on the City's official website. The draft CAPER was also posted on the City's Housing and Community Development webpage. The period for public comment on the draft CAPER began on September 4, 2026, and will conclude on September 21, 2026.

The Council plans to review the CAPER at a regular meeting on September 8, 2026. Any comments received by September 21, 2026 will be added to the CAPER prior to its submission to HUD.

CR-45 - CDBG 91.520(c)

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

The City's CDBG Program objectives remained unchanged for FY 2025-26.

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

No

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

CR-50 - HOME 24 CFR 91.520(d)

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

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

Due to limited staffing capacity, inspection services will be outsourced. Inspections for HOME rental housing units are set to ensure compliance with the National Standards for the Physical Inspection of Real Estate (NSPIRE) and are scheduled for the second quarter of FY 2026-27, from October 2026 through December 2026.

The following are affordable rental housing units assisted by HOME Program funds:

1. Avian Glen Apartments - 11 floating HOME Program units
2. Temple Art Lofts - four floating HOME Program units
3. Marina Tower - 11 floating HOME Program units

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

The City requires its housing programs to be administered in a manner that ensures individuals with similar income levels have equal access to housing opportunities, regardless of race, color, national origin, religion, sex, disability, or familial status. Similarly, nonprofit organizations and affordable housing developers that receive HOME Program funds are required to conduct affirmative marketing to reach individuals who are least likely to apply and to implement affirmative fair housing marketing strategies when soliciting applicants, determining eligibility, and completing rental transactions. All advertising and communications must display the HUD Fair Housing logo and identify the organization as an Equal Housing Opportunity provider.

Nonprofit organizations must make diligent efforts to offer housing opportunities to qualified individuals of all racial, ethnic, and gender groups within the City, as required by their agreements with the City. In accordance with their HOME Program Agreements, participating agencies agree not to discriminate against prospective homeowners or renters on the basis of race, color, ancestry, national origin, gender, sexual orientation, age, marital status, familial status, presence of children in the household, source of income, physical, sensory, or mental disability, HIV/AIDS status or related conditions, or any other arbitrary factor.

Affirmative marketing efforts may include a variety of advertising methods and community outreach

strategies designed to inform and engage individuals and households who are least likely to apply for HOME-assisted housing opportunities. These efforts may include outreach through community-based organizations, social service agencies, housing advocacy organizations, and other networks that serve populations traditionally underrepresented among program applicants.

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

Income for the HOME Program is derived from the principal and interest payments on HOME-funded loans. The City is allowed to use up to 10 percent of all program income received for eligible HOME administrative costs. The remaining funds must be expended for projects.

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

The City's Five-Year Consolidated Plan identifies the following populations as the most in need of assistance, prioritized as follows: (1) renters with very low to low income; (2) individuals experiencing homelessness; (3) first-time homebuyers; and (4) non-homeless individuals with special needs.

To address the needs of very low- and low-income residents seeking affordable first-time homeownership opportunities and rental housing, the City will allocate CDBG and HOME Program funds to support a homeownership assistance program during the upcoming program year. This initiative is intended to address the needs of Priority Groups One and Three identified in the Consolidated Plan. However, no funds were expended for this activity during the reporting period due to severe staffing shortages, which significantly limited the City's capacity to implement the program.

CR-58 – Section 3

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

Total Labor Hours	CDBG	HOME	ESG	HOPWA	HTF
Total Number of Activities	0	0	0	0	0
Total Labor Hours					
Total Section 3 Worker Hours					
Total Targeted Section 3 Worker Hours					

Table 14 – Total Labor Hours

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

Other.					
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Table 15 – Qualitative Efforts - Number of Activities by Program

Narrative

No individuals were assisted, and no assistance was provided under Section 3 during the reporting period.

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

ESG Supplement to the CAPER in *e-snaps*

For Paperwork Reduction Act

1. Recipient Information—All Recipients Complete

Basic Grant Information

Recipient Name	Vallejo
Organizational DUNS Number	149184009
UEI	
EIN/TIN Number	946000448
Identify the Field Office	SAN FRANCISCO
Identify CoC(s) in which the recipient or subrecipient(s) will provide ESG assistance	

ESG Contact Name

Prefix
First Name
Middle Name
Last Name
Suffix
Title

ESG Contact Address

Street Address 1
Street Address 2
City
State
ZIP Code

Phone Number
Extension
Fax Number
Email Address

ESG Secondary Contact

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

2. Reporting Period—All Recipients Complete

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

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

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

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Vacaville, CA 95687
530-406-6223
legals@thereporter.com

3559929

VALLEJO CITY HOUSING
200 GEORGIA STREET
VALLEJO, CA 94590

.....

Account Number: 3559929

Ad Order Number: 0006985818

Customer's Reference PUBLIC NOTICE
/ PO Number: / FY 2025-26 CAPER ENGLISH

Publication: Vallejo Times-Herald

Publication Dates: 08/19/2026

Amount: \$387.57

Payment Amount: \$0.00

**Invoice Text: NOTICE OF DOCUMENT AVAILABILITY,
PUBLIC COMMENT PERIOD, AND PUBLIC HEARING CONSOLIDATED ANNUAL
PERFORMANCE AND EVALUATION REPORT (CAPER) FOR FISCAL YEAR (FY) 2025-26**

DATE OF NOTICE: August 19, 2026

FOR MORE INFORMATION: Chari Francisco, Administrative Manager (707) 553-7204, chari.francisco@cityofvallejo.net

The City of Vallejo has prepared the draft CAPER for FY 2025-26, the first year of its FY 2025-26 through FY 2029-30 Consolidated Plan. The Consolidated Plan is a five-year planning document required by the U. S. Department of Housing and Urban Development (HUD) that is intended to address the City's housing and community development needs. The FY 2025-26 CAPER describes the City's performance in achieving the objectives in the Consolidated Plan for the period beginning July 1, 2025 and ending June 30, 2026.

DOCUMENT AVAILABILITY

The draft CAPER is available to the public for review at the following locations:

1. Housing and Community Development Department, at 200 Georgia Street, Vallejo, CA 94590
2. The City's website at: www.cityofvallejo.net under Our City, Departments & Divisions, Housing and Community Development, Document Library, Consolidated Plan. (For Internet access, you may go to the John F. Kennedy Library, at 505 Santa Clara Street)

PUBLIC COMMENT PERIOD

The public comment period begins September 4, 2026, and goes on through September 21, 2026. All comments must be received by Tuesday, September 21, 2026, at 5:00 p.m.

Written comments may be submitted via:

1. Email: Public.Comment@cityofvallejo.net, or
2. Mail: Attention: Chari Francisco, 200 Georgia St., Vallejo, CA 94590, or
3. Office Dropbox or Counter: Attention: Chari Francisco, 200 Georgia St., Vallejo, CA 94590, or
4. Fax: (707) 648-5249

PUBLIC HEARING

The Housing and Community Development Commission of the City of Vallejo is scheduled to hold a public hearing to receive comments on the draft CAPER at a regular meeting after 7:00 p.m. on **Thursday, September 3, 2026** in the Council Chambers located at 555 Santa Clara St., Vallejo CA 94590, or via Zoom (<https://zoomregular.cityofvallejo.net/>), or phone, by dialing (669) 900-6833. Anyone interested in commenting on this report is invited to participate in this hearing.

The draft CAPER is scheduled for consideration and action by the Vallejo City Council at a regular meeting in September 2026.

If you have any questions concerning this public notice, please call the Housing and Community Development Department at (707) 648-4507.

The City of Vallejo provides its programs and services in a non-discriminatory manner, and is an Equal Opportunity Employer. The City of Vallejo also encourages women and minority-owned businesses to submit bids and proposals for Community Development Block Grant (CDBG) Program and HOME Investment Partnerships Program contracts. For further information, contact the City of Vallejo Housing and Community Development Department at (707) 648-4507.

The Council Chambers is ADA compliant. Devices for the hearing impaired are available by contacting by email the Housing and Community Development Department at housing@cityofvallejo.net or by phone at (707) 648-4507. Requests for disability related modifications or accommodations, aids or services may be made by a person with a disability email the Housing and Community Development Department no less than 72 hours prior to the meeting as required by Section 202 of the Americans with Disabilities Act of 1990 and the federal rules and regulations adopted in implementation thereof.

Vallejo Times-Herald

c/o Legals 57 Commerce Place, Suite A
Vacaville, CA 95687
530-406-6223
legals@thereporter.com

3559929

VALLEJO CITY HOUSING
200 GEORGIA STREET
VALLEJO, CA 94590

PROOF OF PUBLICATION (2015.5 C.C.P.)

STATE OF CALIFORNIA
COUNTY OF SOLANO, S.S.

FILE NO. FY 2025-26 CAPER ENGLISH

I am a citizen of the United States. I am over the age of eighteen years and not a party to or interested in the above-entitled matter. I am the Legal Advertising Clerk of the printer and publisher of the Vallejo Times-Herald, a newspaper published in the English language in the City of Vallejo, County of Solano, State of California.

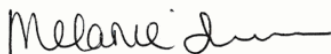
I declare that the Vallejo Times-Herald is a newspaper of general circulation as defined by the laws of the State of California as determined by this court's order dated June 12, 1952 in the action entitled In the Matter of the Ascertainment and Establishment of the Standing of Vallejo Times-Herald as a Newspaper of General Circulation, Case Number 25864. Said order states "Vallejo Times-Herald" has been established, printed and published in the City of Vallejo, County of Solano, State of California; That it is a newspaper published daily for the dissemination of local and telegraphic news and intelligence of general character and has a bona fide subscription list of paying subscribers; and...THEREFORE, IT IS ORDERED, ADJUDGED AND DECREED:...That "Vallejo Times-Herald" is a newspaper of general circulation for the City of Vallejo, County of Solano, California. Said order has not been revoked.

I declare that this notice, of which the annexed is a 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:

08/19/2026

I certify (or declare) under penalty of perjury that the foregoing is true and correct.

Dated at Vallejo, California, this
19th day of August 2026



(Signature) Melanie Irmer

Legal No. **0006985818**

NOTICE OF DOCUMENT AVAILABILITY, PUBLIC COMMENT PERIOD, AND PUBLIC HEARING CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT (CAPER) FOR FISCAL YEAR (FY) 2025-26

DATE OF NOTICE: August 19, 2026

FOR MORE INFORMATION: Chari Francisco,
Administrative Manager (707) 553-7204, ch
ari.francisco@cityofvallejo.net

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4. Fax: (707) 648-5249

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VALLEJO, CA 94590

.....

Account Number: 3559929

Ad Order Number: 0006985821

Customer's Reference PUBLIC NOTICE
/ PO Number: / FY 2025-26 CAPER SPANISH

Publication: Vallejo Times-Herald

Publication Dates: 08/19/2026

Amount: \$426.42

Payment Amount: \$0.00

FECHA DE AVISO: 19 de agosto de 2026

PARA MÁS INFORMACIÓN: Chari Francisco, Gerente Administrativa (707) 553-7204, chari.francisco@cityofvallejo.net

La Ciudad de Vallejo ha preparado el borrador de CAPER para el año fiscal 2025-26, el primer año de su Plan Consolidado del AF 2025-26 al AF 2029-30. El Plan Consolidado es un documento de planificación de cinco años requerido por el Departamento de Vivienda Y Desarrollo Urbano de los EE.UU. (HUD) que está destinado a abordar las necesidades de desarrollo comunitario de la vivienda de la Ciudad. El CAPER para el año fiscal 2025-26 describe el desempeño de la Ciudad en el logro de los objetivos del Plan Consolidado para el período que comienza el 1 de julio de 2025 y termina el 30 de junio de 2026.

DISPONIBILIDAD DEL DOCUMENTO

El borrador del CAPER está disponible para revisión del público en las siguientes ubicaciones:

1. Departamento de Vivienda y Desarrollo Comunitario, en 200 Georgia Street, Vallejo, CA 94590
2. El sitio web de la Ciudad: www.cityofvallejo.net, en la sección "Nuestra Ciudad", "Departamentos y Divisiones", "Vivienda y Desarrollo Comunitario", "Biblioteca", "Plan Consolidado". (Para acceder a internet, puede visitar la Biblioteca John F. Kennedy, ubicada en la calle Santa Clara 505).

PERÍODO DE COMENTARIOS PÚBLICOS

El período de comentarios públicos comienza el 4 de septiembre de 2025 y continúa hasta el 21 de septiembre de 2026. Todos los comentarios deben recibirse antes del martes 21 de septiembre de 2026 a las 5:00 p.m.

Los comentarios escritos pueden enviarse a través de:

1. Correo electrónico: Public.Comment@cityofvallejo.net, o
2. Correo: Atención: Chari Francisco, 200 Georgia St., Vallejo, CA 94590, o
3. Buzón o mostrador de la oficina: Atención: Chari Francisco, 200 Georgia St., Vallejo, CA 94590
4. Fax: (707) 648-5249

AUDIENCIA PÚBLICA

La Comisión de Vivienda y Desarrollo Comunitario de la Ciudad de Vallejo tiene previsto celebrar una audiencia pública para recibir comentarios sobre el borrador del CAPER en una reunión ordinaria después de las 19:00 h del jueves 3 de septiembre de 2026 en la Sala del Consejo, ubicada en 555 Santa Clara St., Vallejo, CA 94590, o por Zoom (<https://zoomregular.cityofvallejo.net/>) o por teléfono al (669) 900-6833. Se invita a participar en la audiencia a cualquier persona interesada en comentar sobre este informe.

Está previsto que el borrador del CAPER sea considerado y tomado en acción por el Concejo Municipal de Vallejo en una reunión ordinaria en septiembre de 2026.

Si tiene alguna pregunta sobre este aviso público, llame al Departamento de Vivienda y Desarrollo Comunitario al (707) 648-4507.

La Ciudad de Vallejo ofrece sus programas y servicios de manera no discriminatoria y es un empleador de igualdad de oportunidades. La Ciudad de Vallejo también anima a las mujeres y a los propietarios de empresas de minorías presentar ofertas y propuestas para el Programa (CDBG) y el Programa de HOME Contratos de Inversión de Casa. Para más información, póngase en contacto con la División de Autoridad de Vivienda y Desarrollo Comunitario de la Ciudad de Vallejo al (707) 648-4507.

La Sala del Consejo cumple con la Ley de Estadounidenses con Discapacidades (ADA). Hay dispositivos para personas con discapacidad auditiva disponibles contactando por correo electrónico al Departamento de Vivienda y Desarrollo Comunitario a housing@cityofvallejo.net o por teléfono al (707) 648-4507. Las solicitudes de modificaciones, adaptaciones, ayudas o servicios relacionados con la discapacidad pueden ser presentadas por una persona con discapacidad enviando un correo electrónico al Departamento de Vivienda y Desarrollo Comunitario al menos 72 horas antes de la reunión, según lo exige la Sección 202 de la Ley de Estadounidenses con Discapacidades de 1990 y las normas y reglamentos federales adoptados para su aplicación.

Vallejo Times-Herald

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VALLEJO CITY HOUSING
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VALLEJO, CA 94590

PROOF OF PUBLICATION (2015.5 C.C.P.)

STATE OF CALIFORNIA
COUNTY OF SOLANO, S.S.

FILE NO. FY 2025-26 CAPER SPANISH

I am a citizen of the United States. I am over the age of eighteen years and not a party to or interested in the above-entitled matter. I am the Legal Advertising Clerk of the printer and publisher of the Vallejo Times-Herald, a newspaper published in the English language in the City of Vallejo, County of Solano, State of California.

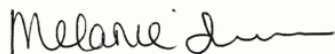
I declare that the Vallejo Times-Herald is a newspaper of general circulation as defined by the laws of the State of California as determined by this court's order dated June 12, 1952 in the action entitled In the Matter of the Ascertainment and Establishment of the Standing of Vallejo Times-Herald as a Newspaper of General Circulation, Case Number 25864. Said order states "Vallejo Times-Herald" has been established, printed and published in the City of Vallejo, County of Solano, State of California; That it is a newspaper published daily for the dissemination of local and telegraphic news and intelligence of general character and has a bona fide subscription list of paying subscribers; and...THEREFORE, IT IS ORDERED, ADJUDGED AND DECREED:...That "Vallejo Times-Herald" is a newspaper of general circulation for the City of Vallejo, County of Solano, California. Said order has not been revoked.

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08/19/2026

I certify (or declare) under penalty of perjury that the foregoing is true and correct.

Dated at Vallejo, California, this
19th day of August 2026



(Signature) Melanie Irmer

Legal No. 0006985821

INFORME ANUAL CONSOLIDADO DE RENDIMIENTO Y EVALUACIÓN (CAPER) PARA AÑO FISCAL (AF) 2025-26

FECHA DE AVISO: 19 de agosto de 2026

PARA MÁS INFORMACIÓN: Chari Francisco,
Gerente Administrativa (707) 553-7204, cha-
ri.francisco@cityofvallejo.net

La Ciudad de Vallejo ha preparado el borrador de CAPER para el año fiscal 2025-26, el primer año de su Plan Consolidado del AF 2025-26 al AF 2029-30. El Plan Consolidado es un documento de planificación de cinco años requerido por el Departamento de Vivienda Y Desarrollo Urbano de los EE.UU. (HUD) que está destinado a abordar las necesidades de desarrollo comunitario de la vivienda de la Ciudad. El CAPER para el año fiscal 2025-26 describe el desempeño de la Ciudad en el logro de los objetivos del Plan Consolidado para el período que comienza el 1 de julio de 2025 y termina el 30 de junio de 2026.

DISPONIBILIDAD DEL DOCUMENTO

El borrador del CAPER está disponible para revisión del público en las siguientes ubicaciones:

1. Departamento de Vivienda y Desarrollo Comunitario, en 200 Georgia Street, Vallejo, CA 94590
2. El sitio web de la Ciudad: www.cityofvallejo.net, en la sección "Nuestra Ciudad", "Departamentos y Divisiones", "Vivienda y Desarrollo Comunitario", "Biblioteca", "Plan Consolidado". (Para acceder a internet, puede visitar la Biblioteca John F. Kennedy, ubicada en la calle Santa Clara 505).

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4. Fax: (707) 648-5249

AUDIENCIA PÚBLICA

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comentar sobre este informe.

Está previsto que el borrador del CAPER sea considerado y tomado en acción por el Concejo Municipal de Vallejo en una reunión ordinaria en septiembre de 2026.

Si tiene alguna pregunta sobre este aviso público, llame al Departamento de Vivienda y Desarrollo Comunitario al (707) 648-4507.

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La Sala del Consejo cumple con la Ley de Estadounidenses con Discapacidades (ADA). Hay dispositivos para personas con discapacidad auditiva disponibles contactando por correo electrónico al Departamento de Vivienda y Desarrollo Comunitario a housing@cityofvallejo.net o por teléfono al (707) 648-4507. Las solicitudes de modificaciones, adaptaciones, ayudas o servicios relacionados con la discapacidad pueden ser presentadas por una persona con discapacidad enviando un correo electrónico al Departamento de Vivienda y Desarrollo Comunitario al menos 72 horas antes de la reunión, según lo exige la Sección 202 de la Ley de Estadounidenses con Discapacidades de 1990 y las normas y reglamentos federales adoptados para su aplicación.

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legals@thereporter.com

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VALLEJO, CA 94590

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Account Number: 3559929

Ad Order Number: 0006985815

Customer's Reference PUBLIC NOTICE
/ PO Number: / FY 2025-26 CAPER TAGALOG

Publication: Vallejo Times-Herald

Publication Dates: 08/19/2026

Amount: \$461.61

Payment Amount: \$0.00

Invoice Text: PAUNAWA PARA SA DOCUMENT

AVAILABILITY, PANAHOON PARA MAGKOMENTO AT PAMPUBLIKONG PAGDINIG NG CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT (CAPER) PARA SA PISKAL NA TAON O FISCAL YEAR (FY) 2025-26

PETSA NG PAUNAWA: Agosto 19, 2026

PARA SA KARAGDAGANG IMPORMASYON: Chari Francisco, Administrative Manager
(707) 553-7204, chari.francisco@cityofvallejo.net

Inihanda ng Lungsod ng Vallejo ang dokumento na CAPER para sa FY 2025-26, ang ika-unang taon ng FY 2025-26 hanggang FY 2029-30 Consolidated Plan. Ang Consolidated Plan ay isang dokumento na naglalaman ng limang taong plano na itinakda ng U. S. Department of Housing and Urban Development (HUD) para tugunan ang mga pangangailangan sa pabahay at pagpapaunlad ng komunidad ng Lungsod. Inilalarawan ng FY 2025-26 CAPER ang pagganap ng Lungsod sa pagkamit ng mga layunin sa Consolidated Plan para sa panahon na nagsimula ng Hulyo 1, 2025 at nagtapos noong Hunyo 30, 2026.

AVAILABILITY NG DOKUMENTO

Ang draft CAPER ay mababasa upang masuri publiko sa mga sumusunod na lokasyon:

1. Housing and Community Development Department, sa 200 Georgia Street, Vallejo, CA 94590
2. Sa website ng Lungsod: www.cityofvallejo.net sa ilalim ng Our City, Departments & Divisions, Housing and Community Development, Document Library, Consolidated Plan. (Para sa Internet access, maaring pumunta sa John F. Kennedy Library, 505 Santa Clara Street)

PANAHOON NG PAMPUBLIKONG KOMENTO

Magsisimula ang panahon ng pampublikong komento sa Setyembre 4 2026, at magpapatuloy hanggang Setyembre 21, 2026.. Dapat matanggap ang lahat ng komento hanggang Martes, Setyembre 21, 2026 ng 5:00 nang hapon

Ang mga nakasulat na komento ay maaring isumite sa pamamagitan ng:

1. Email: Public.Comment@cityofvallejo.net, o
2. Koreo: Atensyon: Chari Francisco, 200 Georgia St., Vallejo, CA 94590, o
3. Office Dropbox o Counter: Attention: Chari Francisco, 200 Georgia St., Vallejo, CA 94590, o
4. Fax: (707) 648-5249

PAMPUBLIKONG PAGDINIG

Ang Housing and Community Development Commission ng Lungsod ng Vallejo ay nakatakdang magsagawa ng public hearing para tumanggap ng mga komento sa draft CAPER at sa regular na pagpupulong matapos ang 7:00 nang gabi sa Huwebes, Setyembre 3, 2026 sa Council Chambers na matatagpuan sa 555 Santa Clara St., Vallejo CA 94590 o sa pamamagitan ng Zoom(<https://zoomregular.cityofvallejo.net/>), o telepono, idial ang (669) 900-6833. Sino man ang interesadong magkomento sa ulat na ito ay iniimbitahan na lumahok sa pagdinig na ito.

Ang draft CAPER ay nakatakda para sa pagsasaalang- alang at pagkilos Vallejo City Council sa isang regular na pagpupulong sa Setyembre 2026.

Kung kayo ay may anumang katanungan tungkol sa pampublikong paunawa na ito, pakiusap na tumawag sa Housing and Community Development Department sa (707) 648-4507.

Ang Lungsod ng Vallejo ay nagbibigay ng mga programa at serbisyo nito sa paraang walang diskriminasyon, at isang Equal Opportunity Employer. Hinihikayat din ng Lungsod ng Vallejo ang mga kababaihan at mga negosyong pag-aari ng minorya na magsumite ng mga bid at panukala para sa Community Development Block Grant (CDBG) Program at mga kontrata ng HOME Investment Partnerships Program Para sa karagdagang impormasyon, makipag-ugnayan sa City of Vallejo Housing and Community Development Department sa (707) 648-4507.

Ang Council Chambers ay sumusunod sa ADA. Ang mga kagamitan para sa may kapansanan sa pandinig ay makukuha sa pamamagitan ng pagkontak sa pamamagitan ng email sa Housing and Community Development Department sa housing@cityofvallejo.net o sa pamamagitan ng telepono sa (707) 648-4507. Ang mga kahilingan para sa mga pagbabago na may kaugnayan sa kapansanan o akomodasyon, tulong o serbisyo ay maaaring gawin ng isang taong may kapansanan na mag-email sa Housing and Community Development Department nang hindi bababa sa 72 oras bago ang pagpupulong gaya ng iniaatas ng Seksyon 202 ng Americanswith Disabilities Act of 1990 at ang mga pederal na tuntunin at regulasyon na pinagtibay sa pagpapatupad nito

Vallejo Times-Herald

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3559929

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VALLEJO, CA 94590

PROOF OF PUBLICATION (2015.5 C.C.P.)

STATE OF CALIFORNIA
COUNTY OF SOLANO, S.S.

FILE NO. FY 2025-26 CAPER TAGALOG

I am a citizen of the United States. I am over the age of eighteen years and not a party to or interested in the above-entitled matter. I am the Legal Advertising Clerk of the printer and publisher of the Vallejo Times-Herald, a newspaper published in the English language in the City of Vallejo, County of Solano, State of California.

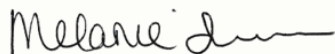
I declare that the Vallejo Times-Herald is a newspaper of general circulation as defined by the laws of the State of California as determined by this court's order dated June 12, 1952 in the action entitled In the Matter of the Ascertainment and Establishment of the Standing of Vallejo Times-Herald as a Newspaper of General Circulation, Case Number 25864. Said order states "Vallejo Times-Herald" has been established, printed and published in the City of Vallejo, County of Solano, State of California; That it is a newspaper published daily for the dissemination of local and telegraphic news and intelligence of general character and has a bona fide subscription list of paying subscribers; and...THEREFORE, IT IS ORDERED, ADJUDGED AND DECREED:...That "Vallejo Times-Herald" is a newspaper of general circulation for the City of Vallejo, County of Solano, California. Said order has not been revoked.

I declare that this notice, of which the annexed is a 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:

08/19/2026

I certify (or declare) under penalty of perjury that the foregoing is true and correct.

Dated at Vallejo, California, this
19th day of August 2026



(Signature) Melanie Irmer

Legal No. 0006985815

PAUNAWA PARA SA DOCUMENT AVAILABILITY, PANAHON PARA MAGKOMENTO AT PAMPUBLIKONG PAGDINIG NG CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT (CAPER) PARA SA PISKAL NA TAON O FISCAL YEAR (FY) 2025-26

PETSA NG PAUNAWA : Agosto 19, 2026

PARA SA KARAGDAGANG IMPORMASYON:
Chari Francisco, Administrative Manager
(707) 553-7204, chari.francisco@cityofvallejo.net

Inihanda ng Lungsod ng Vallejo ang dokumento na CAPER para sa FY 2025-26, ang ika-unang taon ng FY 2025-26 hanggang FY 2029-30 Consolidated Plan. Ang Consolidated Plan ay isang dokumento na naglalaman ng limang taong plano na itinakda ng U. S. Department of Housing and Urban Development (HUD) para tugunan ang mga pangangailangan sa pabahay at pagpapaunlad ng komunidad ng Lungsod. Inilalarawan ng FY 2025-26 CAPER ang pagganap ng Lungsod sa pagkamit ng mga layunin sa Consolidated Plan para sa panahon na nagsimula ng Hulyo 1, 2025 at nagtapos noong Hunyo 30, 2026.

AVAILABILITY NG DOKUMENTO

Ang draft CAPER ay mababasa upang masuri publiko sa mga sumusunod na lokasyon:

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matapos ang 7:00 nang gabi sa Huwebes, Setyembre 3, 2026 sa Council Chambers na matatagpuan sa 555 Santa Clara St., Vallejo CA 94590 o sa pamamagitan ng Zoom(<https://zoomregular.cityofvallejo.net/>), o telepono, idial ang (669) 900-6833. Sino man ang interesadong magkomento sa ulat na ito ay iniimbitahan na lumahok sa pagdinig na ito.

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