

Multi-Family Property Monitoring Report

| Project Name | Property Address | Owner | Regulatory Agreement Type / Maturity Date | | | | | | Annual Monitoring | | | |
|----------------------------|---------------------------------|---------------------------------|---|----------|----------|------|----------|--------------|-------------------|----------|---------|--------|
| | | | CDBG | HOME | RDA | City | LAHTF | Inclusionary | Date | Physical | Program | Fiscal |
| College Park Apartments | 608-698 N. G St. | Peoples Self-Help Housing | N/A | 7/11/63 | 12/29/60 | N/A | N/A | 12/15/59 | 5/25/17 | pass | pass | pass |
| Jay Apartments | 501-513 N. S St. & 508 N. T St. | Housing Authroity of SB Co. | 3/22/32 | N/A | 03/22/32 | N/A | N/A | N/A | * | * | pass | pass |
| Chestnut Apartments | 401-405 W. Chestnut Ave. | Housing Authority of SB Co. | N/A | N/A | 03/31/30 | N/A | N/A | N/A | * | * | pass | pass |
| K Street Cottages | 120 & 120 1/2 S. K St. | Housing Authority of SB Co. | N/A | N/A | 11/23/29 | N/A | N/A | N/A | * | * | pass | pass |
| Mark's House | 203 N. N St. | Good Samaritan Shelter | N/A | N/A | 07/23/45 | N/A | N/A | N/A | 5/10/17 | pass | pass | pass |
| North B Street Apartments | 503, 507 & 507 1/2 N. B St. | John Bohlman | 11/24/34 | 8/31/41 | N/A | N/A | N/A | N/A | 5/24/17 | pass | pass | pass |
| Recovery Way Home | 604 W. Ocean Ave. | Good Samaritan Shelter | N/A | 5/4/40 | N/A | N/A | N/A | N/A | 5/31/17 | pass | pass | pass |
| Cypress Court Apartments | 125 S. 7th St. | Housing Authority of SB Co. | N/A | N/A | 01/30/67 | N/A | N/A | N/A | 5/31/17 | pass | pass | pass |
| Homebase on G Apartments | 513 N. G St. | Housing Authority of SB Co. | N/A | 11/30/61 | 01/07/63 | N/A | 10/30/65 | 02/12/63 | 5/16/17 | pass | pass | pass |
| Santa Rita Village | 912-926 W. Apricot Ave. | Housing Authority of SB Co. | N/A | N/A | 06/01/66 | N/A | 3/7/67 | 07/01/66 | 5/31/17 | pass | pass | pass |
| K Street Apartments | 328-330 N. K St. | Dan & Helene Frainer | 4/5/35 | 12/18/33 | 07/31/31 | N/A | N/A | N/A | 5/18/17 | pass | pass | pass |
| Arbor Square | 800 North G Street | HCP Pacific Asset Management | N/A | N/A | 12/15/31 | N/A | N/A | 12/15/31 | n/a | n/a | n/a | n/a |
| Courtyard Apartments | 725, 729 & 733 N. E St. | Santa Barbara Community Housing | N/A | 2/26/29 | 06/16/37 | N/A | N/A | N/A | 5/24/17 | pass | pass | pass |
| Voelker Apartments | 500-504 N. T St. | Santa Barbara Community Housing | 3/7/32 | N/A | N/A | N/A | N/A | N/A | 5/24/17 | pass | pass | pass |
| Casa Con Tres | 434-438 N. L St. | 805 Property Management | N/A | 11/23/29 | 06/16/58 | N/A | N/A | N/A | 5/17/17 | CAP | pass | pass |
| West College Apartments | 521-537 N. T St. | 805 Property Management | N/A | 10/5/31 | 10/05/31 | N/A | N/A | N/A | 5/9/17 | pass | pass | pass |
| Courtyard South Apartments | 717-721 N. E St. | 805 Property Management | 12/14/29 | 12/14/29 | N/A | N/A | N/A | N/A | 5/17/17 | pass | pass | pass |
| Portabello Apartments | 305-309 N. K St. | Glen Sutherland | N/A | 10/24/30 | 11/14/30 | N/A | N/A | N/A | 5/9/17 | pass | pass | pass |
| Southern Court Apartments | 709-713 N. E St. | Medio Investments, LLC | N/A | 2/27/31 | 02/27/31 | N/A | N/A | N/A | 5/24/17 | pass | pass | pass |
| Altavilla | 521-523 West Ocean | Joseph Altavilla | N/A | N/A | 07/01/08 | N/A | N/A | 07/01/63 | n/a | n/a | n/a | n/a |
| Hope House | 115 South L Street | Good Samaritan Shelter, Inc. | N/A | N/A | 05/15/02 | N/A | N/A | 05/15/32 | n/a | n/a | n/a | n/a |

*Inspections not completed this monitoring cycle due to change of ownership and units are currently under renovations by the Housing Authority; once complete initial certification will be completed.

CAP - Corrective Action Plan

N/A = Project does not have Regulatory Agreement related to the column header funding
Date = Maturity date of Regulatory Agreement per column header funding

| | | | |
|-------------------------------|---|--|-------------------------------------|
| Date monitoring was conducted | Program review of tenant files, property management and records | | Fiscal review of project financials |
|-------------------------------|---|--|-------------------------------------|

Single Family Property Monitoring Report

| Project Name | Property Address | Owner | CDBG | HOME | RDA | LAHTF | Inclusionary | Owner Occupancy | Insurance |
|------------------------------|---------------------------|-------------------------|------|------|-----------|-------|--------------|-----------------|-----------|
| Walnut Village | 221 Quail Circle | Maloy | N/A | N/A | N/A | N/A | 5/20/2049 | 3/3/17 | n/a |
| Walnut Village | 257 Quail Circle | Hoffheins | N/A | N/A | N/A | N/A | 5/24/2049 | 2/22/17 | n/a |
| Walnut Village | 313 Dove Lane | Johnson | N/A | N/A | N/A | N/A | 7/30/2049 | 2/24/17 | n/a |
| Walnut Village | 300 Dove Lane | Meza | N/A | N/A | N/A | N/A | 8/13/2049 | 2/27/17 | n/a |
| Walnut Village | 313 Quail Circle | Clark | N/A | N/A | N/A | N/A | 7/27/2049 | 2/19/17 | n/a |
| Walnut Village | 300 Quail Circle | Kuster | N/A | N/A | N/A | N/A | 8/11/2049 | 2/17/17 | n/a |
| Laurel Ave | 518 West Laurel Avenue | Mitchell | N/A | N/A | 3/18/2049 | N/A | N/A | 2/8/17 | 12/31/18 |
| Laurel Ave | 520 West Laurel Avenue | O'Hara | N/A | N/A | 3/18/2049 | N/A | N/A | 2/18/17 | 6/20/18 |
| Single Family Rehabilitation | 520 North B Street | Minnie Santos Apodaca | TBD | N/A | N/A | N/A | N/A | 2/18/17 | 9/18/18 |
| Single Family Rehabilitation | 908 West Barton Avenue | Peggy A. Baldwin | TBD | N/A | N/A | N/A | N/A | 1/24/17 | 3/7/18 |
| Single Family Rehabilitation | 900 West Nectarine Avenue | Adolfo Bimbela | TBD | N/A | N/A | N/A | N/A | 1/18/17 | 5/30/18 |
| Single Family Rehabilitation | 816 West Maple Avenue | Betty Jo Capshaw | TBD | N/A | N/A | N/A | N/A | 1/21/17 | 5/12/18 |
| Single Family Rehabilitation | 301 East Cherry Avenue | Linda Clark | TBD | N/A | N/A | N/A | N/A | 1/17/17 | 3/3/18 |
| Single Family Rehabilitation | 407 North K Street | Rosmary Gomez | TBD | N/A | N/A | N/A | N/A | 7/14/17 | 10/31/18 |
| Single Family Rehabilitation | 1311 West Cypress Ave #B7 | Valerie C. de Mille | TBD | N/A | N/A | N/A | N/A | 1/19/17 | 3/31/18 |
| Single Family Rehabilitation | 1513 East Pine Avenue | Bonnie Fera | TBD | N/A | N/A | N/A | N/A | 1/18/17 | 6/5/18 |
| Single Family Rehabilitation | 109 North Y Street | Virginia Fox | TBD | N/A | N/A | N/A | N/A | 3/20/17 | 4/2/18 |
| Single Family Rehabilitation | 109 North Y Street | Virginia Fox | TBD | N/A | N/A | N/A | N/A | 3/20/17 | 4/2/18 |
| Single Family Rehabilitation | 711 North 3rd Street | Glory B. Garcia | TBD | N/A | N/A | N/A | N/A | 4/26/17 | 5/20/18 |
| Single Family Rehabilitation | 1001 West Maple Avenue | Annie L. Jones | TBD | N/A | N/A | N/A | N/A | 1/20/17 | 6/10/18 |
| Single Family Rehabilitation | 1401 North Orchid Street | Lee & Lanor Keiser | TBD | N/A | N/A | N/A | N/A | 7/14/17 | 3/20/18 |
| Single Family Rehabilitation | 424 North Daisy Street | Joanne T. Moffitt | TBD | N/A | N/A | N/A | N/A | 1/23/17 | 8/18/18 |
| Single Family Rehabilitation | 215 South H Street | Katherine M. Schmerzler | TBD | N/A | N/A | N/A | N/A | 7/14/17 | 4/7/18 |
| Single Family Rehabilitation | 320 West Locust Avenue | Stephen W. Scolari | TBD | N/A | N/A | N/A | N/A | 1/19/17 | 5/9/18 |
| Single Family Rehabilitation | 226 South B Street | Martha Swolka/Aragon | TBD | N/A | N/A | N/A | N/A | 1/23/17 | 2/26/18 |
| Single Family Rehabilitation | 309 South 2nd Street | John A. Truillo | TBD | N/A | N/A | N/A | N/A | 1/18/17 | 9/1/18 |

Single Family Property Monitoring Report

| Project Name | Property Address | Owner | | | | | | Owner Occupancy | Insurance |
|------------------------------|-------------------------|------------------------|--|------|------------|-------|--------------|-----------------|-----------|
| | | | CDBG | HOME | RDA | LAHTF | Inclusionary | | |
| Single Family Rehabilitation | 413 North 6th Street | Peter H. Green | TBD | N/A | N/A | N/A | N/A | 5/20/17 | 5/20/18 |
| State HOME FT HB | 1300 East Pine Avenue | Barbara Domingos-Smith | N/A | N/A | N/A | N/A | N/A | 3/28/17 | 6/16/18 |
| Laurel Crossing | 1359 Crown Circle | Monica Hernandez | N/A | N/A | 10/14/2059 | N/A | 5/18/2056 | 2/20/17 | 9/16/18 |
| Laurel Crossing | 1433 Crown Circle | Christopher Reyes | N/A | N/A | 9/2/2059 | N/A | 5/18/2056 | 2/23/17 | 9/8/18 |
| Laurel Crossing | 1328 Crown Circle | Maria Lague-Bryant | N/A | N/A | 10/7/2059 | N/A | 5/18/2056 | 2/2/17 | 10/6/18 |
| Laurel Crossing | 1301 Plum Avenue | Traci Costa | N/A | N/A | 10/20/2059 | N/A | 5/18/2056 | 1/27/17 | 9/29/17 |
| Laurel Crossing | 1339 Crown Circle | Kristie Hamzeh | N/A | N/A | 11/12/2059 | N/A | 5/18/2056 | 2/1/17 | 11/7/17 |
| Laurel Crossing | 1403 Plum Avenue | Sandy Sanchez | N/A | N/A | 12/19/2059 | N/A | 5/18/2056 | 4/19/17 | 12/29/18 |
| Laurel Crossing | 1312 Plum Avenue | Noe Hernandez | N/A | N/A | 7/9/2060 | N/A | 5/18/2056 | 2/19/17 | 6/25/18 |
| Laurel Crossing | 1422 Plum Avenue | Moti Vaswani | N/A | N/A | 8/15/2060 | N/A | 5/18/2056 | 1/29/17 | 7/29/18 |
| Laurel Crossing | 1405 Crown Circle | Connie Alcantara | N/A | N/A | 12/14/2060 | N/A | 5/18/2056 | 1/29/17 | 11/23/18 |
| Laurel Crossing | 1323 Crown Circle | John Metzger | N/A | N/A | 12/3/2060 | N/A | 5/18/2056 | 2/1/17 | 12/5/18 |
| Laurel Crossing | 1303 Crown Circle | Sixto Ramirez | N/A | N/A | 1/8/2061 | N/A | 5/18/2056 | 2/1/17 | 1/20/19 |
| Single Family HAP | 228 North N Street | Ruiz-Pio/Villareal | N/A | N/A | N/A | N/A | N/A | 11/11/16 | 12/1/18 |
| Single Family HAP | 513 North 2nd Street | Reardon | N/A | N/A | N/A | N/A | N/A | 12/12/16 | 12/9/18 |
| Single Family HAP | 2108 Malibu Way | Stephanie Domingos | N/A | N/A | N/A | N/A | N/A | 1/17/17 | 12/12/18 |
| Single Family HAP | 1101 West Pine Avenue | Maria G Medina | N/A | N/A | N/A | N/A | N/A | 2/3/17 | 1/17/18 |
| Single Family HAP | 1309 West College | Jose A Ramos | N/A | N/A | N/A | N/A | N/A | 7/24/17 | 7/14/18 |
| Single Family HAP | 621 North 10th Street | Paulette Bailey | N/A | N/A | N/A | N/A | N/A | 7/24/17 | 7/19/18 |
| Single Family HAP | 921 North L Street | David Reyes | N/A | N/A | N/A | N/A | N/A | 8/24/17 | 7/28/18 |
| Single Family HAP | 22 Village Circle Drive | Sara Henao | N/A | N/A | N/A | N/A | N/A | 9/26/17 | 9/21/18 |
| | | | N/A = Project does not have Regulatory Agreement related to the column header funding. | | | | | | |
| | | | Date = Maturity date of Regulatory Agreement per column header funding. | | | | | | |
| | | | TBD = | | | | | | |

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| Project Name | Property Address | Owner | CDBG | HOME | RDA | LAHTF | Inclusionary | Owner Occupancy | Insurance |
|--------------|------------------|-------|---|------|-----|-------|--------------|--------------------|-----------|
| | | | the date Single Family Rehabilitation Loans are due upon sale, transfer or death of the borrower. Those dates are unknown until the event occurs. | | | | | | |

Commercial Property Monitoring Report

| Property | | | | | |
|------------------------------|-----------------|----------------------------|-------------------------|------------------|---------------------|
| Type | Project Name | Property Address | Owner | Maintenance | Jobs |
| 1 SA-Façade/Commercial Rehab | La Chiquita | 801-813 West Laurel Avenue | Sanchez Properties, LLC | 6/30/17 - passed | N/A |
| 2 CDBG-ED | Solvang Brewery | 234 North H Street | Renfrow Properties, LLC | N/A | 8/18/2017-certified |



2017-18 CDBG/Human Services Subrecipient Monitoring Report

| Agency Name / Program | Date | Commissioner Attended | Staff Attended | Findings/Comments |
|--|------------|-----------------------|-----------------|---|
| Alliance for Pharmaceutical Access | 10/17/2017 | None | Chanel/Trish | No Findings. |
| Catholic Charities | 10/17/2017 | Holt | Chanel/Trish | CORRECTION COMPLETED - client intake form had to be updated to reflect all races and/or other demographics. |
| Community Action Commission | 10/18/2017 | None | Chanel/Trish | No Findings. |
| Community Partners in Caring | 10/18/2017 | Holt | Chanel/Trish | CORRECTION COMPLETED - client intake form had to be updated to reflect all races and/or other demographics; and governing body meeting minutes submitted. <u>NEED TO CORRECT</u> - required insurance not submitted as of 1/18/18 |
| Domestic Violence Solutions | 10/19/2017 | None | Chanel/Trish | No Findings. |
| Family Service Agency - Big Brothers Big Sisters | 10/19/2017 | Agbodike | Chanel/Trish | No Findings. |
| Family Service Agency - Senior Services | 10/19/2017 | Agbodike | Chanel/Trish | CORRECTION COMPLETED - incorrect beneficiary data reported has been corrected in revised report. |
| Foodbank of Santa Barbara County | 10/24/2017 | None | Christie | No Findings. |
| Good Samaritan Shelter - Bridgehouse | 10/24/2017 | Holt | Chanel/Trish | No Findings. |
| Good Samaritan Shelter - Marks House | 10/24/2017 | Holt | Chanel/Trish | No Findings. |
| Landlord Liaison Program | 10/25/2017 | None | Chanel/Christie | <u>NEED TO CORRECT</u> - Corrective Action Plan issued regarding client intake form which does not include accurate race categories nor income levels; required insurance not available. |
| Legal Aid - Emergency Legal Services | 10/25/2017 | None | Chanel | <u>NEED TO CORRECT</u> - Corrective Action Plan issued regarding client intake form which does not include accurate income levels, female head of household data missing and other missing information; required insurance not available; CORRECTION COMPLETE/RECIEVED WITH APPLICATION - most recent agency organizational chart unavailable. |
| Meals on Wheels | 10/26/2017 | None | Chanel/Trish | CORRECTION COMPLETED - updated insurance submitted. |
| North County Rape Crisis and Child Protection Center | 10/26/2017 | Holt | Chanel/Trish | CORRECTION COMPLETED - updated insurance submitted. |
| SB County DA - SART | 10/26/2017 | None | Chanel/Trish | No Findings. |
| Transitions Mental Health Association | 10/12/2017 | None | Chanel/Trish | No Findings. |
| United Boys & Girls Club - Lompoc Clubhouse | 10/19/2017 | None | Chanel/Trish | No Findings. |
| YMCA - After School Childcare | 10/12/2017 | None | Chanel/Trish | No Findings. |