



# **Community Development Block Grant Program Substantial Amendment**

**Annual Action Plan**  
FY 2025-2026

**CITY OF NEWPORT BEACH**

## **NEWPORT BEACH CITY COUNCIL**

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## Executive Summary

### Background

The City of Newport Beach proposes the addition of a Community Development Block Grant (CDBG) activity previously not described in the 2025-2026 Annual Action Plan (Action Plan). Pursuant to U.S. Department of Housing and Urban Development (HUD) regulations, these changes are considered a “Substantial Amendment” to the 2025-2026 Action Plan and require specific citizen participation actions before approval by the City Council and submission to HUD.

To allow interested residents the opportunity to review and comment on the proposed changes, the City published a public notice in the Daily Pilot and on the City website on January 24, 2026, informing residents of the availability of the Substantial Amendment document for public review and comment. This public review and comment period is open for a period of 30 days, from January 24, 2026, to February 24, 2026. The public review and comment period concludes with a public hearing before the City Council on February 24, 2026, at 4:00 p.m., when the City Council will consider the amendment.

### Proposed Amendment to the Action Plan

The 2025-2026 Annual Action Plan is the first year Action Plan of the 2025-2029 Consolidated Plan. Both documents were approved by the City on July 22, 2025. This Amendment will program unallocated CDBG funds from this program year and previous year grant balances for use in the current Fiscal Year (FY2025-26), as shown in the table below. This Amendment will allocate \$750,000 of these funds towards the Citywide ADA Improvements Project No. 26R12.

**CDBG Funding Distribution for ADA Improvements Project**

Grant Number	HUD Program	Amount
<b>B-25-MC-06-0546 (unallocated balance)</b>	Community Development Block Grant	\$238,724
<b>B-24-MC-06-0546 (grant balance)</b>	Community Development Block Grant	\$310,340
<b>B-23-MC-06-0546 (grant balance)</b>	Community Development Block Grant	\$200,936
<b>TOTAL FUNDING</b>		<b>\$750,000</b>

The Citywide ADA Improvements Project was established in accordance with the priority needs and goals of the 2025-2029 Consolidated Plan. Priority number 4 of the 2025-2029 Consolidated Plan is to Improve Public Facilities and Infrastructure. This project involves the removal and replacement of concrete through improvements to meet ADA compliance for sidewalks, parkways, driveways, access ramps, cross gutters, curbs, and/or gutters. Locations occur throughout the City of Newport Beach and include 103 total locations.

<b>4</b>	<b>Priority Need Name</b>	<b>Improve Public Facilities and Infrastructure</b>
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low, Low, Moderate Persons with Physical Disabilities Non-housing Community Development
	<b>Geographic Areas Affected</b>	Citywide Area
	<b>Associated Goals</b>	Public Facilities and Infrastructure Improvements.
	<b>Description</b>	Newport Beach has a continuing need to maintain and enhance existing public facilities and infrastructures such as community centers, parks, streets, sidewalks, alleys, and other facilities and infrastructure in the City. These needs include ensuring that public facilities are ADA accessible to ensure access for all residents.
	<b>Basis for Relative Priority</b>	Addressing public facility needs and maintaining aging facilities especially within the CDBG Low/Moderate Income Census Tract Target Area will improve the quality of life for residents within the area.

**2025-2029 Consolidated Plan, Priority Need #4: Improve Public Facilities and Infrastructure**

**SUBSTANTIAL AMENDMENT**

**2025-2026 ANNUAL ACTION PLAN**

**FEBRUARY 24, 2026**

<b>5</b>	<b>Project Name</b>	<b>Citywide ADA Improvements Project No. 26R12</b>
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Public Facilities and Infrastructure Improvements
	<b>Needs Addressed</b>	Improve Public Facilities and Infrastructure
	<b>Funding</b>	CDBG: \$750,000
	<b>Description</b>	The removal and replacement of concrete through improvements to meet ADA compliance for sidewalks, parkways, driveways, access ramps, cross gutters, curbs, and/or gutters.
	<b>Target Date</b>	6/30/2026
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	6,669 persons
	<b>Location Description</b>	Citywide locations: <ul style="list-style-type: none"> <li>• Eastbluff, Vista Del Oro - 17 locations</li> <li>• Aralia Street – 4 locations</li> <li>• Alta Vista Drive – 7 locations</li> <li>• Arbutus Street – 3 locations</li> <li>• Aleppo Street – 3 locations</li> <li>• Almond Place – 1 location</li> <li>• Bellis Street – 2 locations</li> <li>• Basswood Street – 2 locations</li> <li>• Bamboo Street – 4 locations</li> <li>• Bunya Street – 1 location</li> <li>• Blackthorn Street – 1 location</li> <li>• Citrus Place – 1 location</li> <li>• Cercis Place – 1 location</li> <li>• Carob Street – 3 locations</li> <li>• Cassia Street – 1 location</li> <li>• Catalpa Street – 2 locations</li> <li>• Newport North</li> </ul>

	<ul style="list-style-type: none"> <li>○ La Salud – 2 locations</li> <li>○ La Vida – 1 location</li> <li>○ Bayswater – 1 location</li> <li>● Bayview Heights <ul style="list-style-type: none"> <li>○ Bayview Way – 2 locations</li> <li>○ Bayview Place – 1 location</li> <li>○ Mesa Drive – 4 locations</li> <li>○ Orchard Drive – 2 locations</li> <li>○ Spruce Street – 1 location</li> <li>○ Birch Street – 1 location</li> </ul> </li> <li>● Anniversary Tract <ul style="list-style-type: none"> <li>○ Anniversary Lane – 2 locations</li> <li>○ Golden Circle – 1 location</li> <li>○ University Drive – 2 locations</li> </ul> </li> <li>● Airport Area <ul style="list-style-type: none"> <li>○ Quail Street – 4 locations</li> <li>○ Dove Street – 4 locations</li> <li>○ Dolphin-Striker Way – 1 location</li> <li>○ Corinthian Way – 1 location</li> </ul> </li> <li>● Golf Course Streets, Pegasus Street – 1 location</li> <li>● Mariners <ul style="list-style-type: none"> <li>○ 23<sup>rd</sup> Street – 1 location</li> <li>○ Tustin Avenue – 3 locations</li> <li>○ Francisco Drive – 2 locations</li> <li>○ Holiday Road – 2 locations</li> <li>○ Hampshire Circle – 1 location</li> <li>○ Dover Drive – 1 location</li> <li>○ Castaway Park – 1 location</li> </ul> </li> <li>● Newport Heights, Cliff Drive – 1 location</li> <li>● Talbert Park, Balboa Boulevard – 1 location</li> <li>● Corona Del Mar, Crown Drive – 1 location</li> <li>● Balboa Peninsula <ul style="list-style-type: none"> <li>○ Channel Place – 2 locations</li> <li>○ Marcus Avenue – 1 location</li> </ul> </li> <li>● East Bay, Back Bay Drive – 1 location</li> </ul>
<b>Planned Activities</b>	<b>ADA Improvements</b>

## Expected Resources

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

#### Introduction

For program year 2025-2026, the City received \$402,015 in CDBG funds from HUD and anticipates \$315,000 of program income. In addition, the City has \$511,276 of prior year resources available during the program year. In total, the City has \$1,228,291 in available expected resources for FY2025-26.

#### Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	\$402,015	\$315,000	\$511,276	\$1,228,291	\$2,868,060	The City anticipates having \$717,015 in funds available each year during this Consolidated Plan cycle.

**Table 1 - Expected Resources**



## Annual Goals and Objectives

### AP-20 Annual Goals and Objectives

#### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Affirmatively Further Fair Housing	2025	2026	Non-Housing Community Development	Citywide	<ul style="list-style-type: none"> <li>Promote Fair Housing</li> </ul>	CDBG: \$12,000	Households: 100
2	Expand Affordable Housing Opportunities	2025	2026	Affordable Housing	Citywide	<ul style="list-style-type: none"> <li>Preserve and increase the supply of Affordable Housing</li> </ul>	CDBG: \$0	Housing Units: 0
3	Provide or Improve Access to Community and Homeless Services	2025	2026	Non-Housing Community Development	Citywide	<ul style="list-style-type: none"> <li>Support Community and Homeless Services</li> </ul>	CDBG: \$60,000	Persons: 130
4	Improve and Enhance Public Facilities and Infrastructure	2025	2026	Non-Housing Community Development	Low/Mod Census Tract	<ul style="list-style-type: none"> <li>Enhance Public Facilities and Infrastructure</li> </ul>	CDBG: \$750,000	Persons: 6,669
5	Support Businesses & Job Creation/Retention	2025	2026	Non-Housing Community Development	Citywide	<ul style="list-style-type: none"> <li>Promote Economic Development</li> </ul>	CDBG: \$0	Businesses: 0
6	Support Programs through Program Administration	2025	2026	Planning and Administration	Citywide	<ul style="list-style-type: none"> <li>Support Programs through Program Administration</li> </ul>	CDBG: \$80,700	Other: 1

**Table 2 – Goals Summary**

## Projects

### AP-35 Projects – 91.220(d)

#### Introduction

To address the high priority needs identified in the Strategic Plan, the City of Newport Beach will invest CDBG funds in projects that develop provide fair housing services, provide services to low- and moderate-income residents, prevent homelessness and strengthen economic opportunities. Together, these projects will address the needs of low- and moderate-income Newport Beach residents.

#### Projects

#	Project Name
1	Program Administration
2	Fair Housing Services
3.	Meals on Wheels OC: Home Delivered Meals
4.	Newport Beach: City Motel Voucher Program
5.	Citywide ADA Improvements Project No. 26R12

**Table 46 – Project Information**

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

The City of Newport Beach has prioritized the use of its non-administrative Community Development Block Grant (CDBG) funds for the 2025–2026 program year to support projects and services that directly benefit low- and moderate-income residents.

#### Reasons for Allocation Priorities

Funding decisions are based on the goals identified in the Strategic Plan and informed by data from the Needs Assessment, community input, and consultation with local service providers. Priority is given to:

- Public service programs supporting low- and moderate-income households
- Activities that help prevent homelessness
- Economic development initiatives that create or expand opportunities for income stability
- Public facilities and infrastructure improvement projects that support maintenance, enhancement, and accessibility

These priorities align with the City's broader goals of promoting housing stability, community well-being, and economic mobility.

## AP-38 Project Summary

### Project Summary Information

5	<b>Project Name</b>	<b>Citywide ADA Improvements Project No. 26R12</b>
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Public Facilities and Infrastructure Improvements
	<b>Needs Addressed</b>	Improve Public Facilities and Infrastructure
	<b>Funding</b>	CDBG: \$750,000
	<b>Description</b>	The removal and replacement of concrete through improvements to meet ADA compliance for sidewalks, parkways, driveways, access ramps, cross gutters, curbs, and/or gutters.
	<b>Target Date</b>	6/30/2026
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	6,669 persons
	<b>Location Description</b>	<p>Citywide locations:</p> <ul style="list-style-type: none"> <li>• Eastbluff, Vista Del Oro - 17 locations</li> <li>• Aralia Street – 4 locations</li> <li>• Alta Vista Drive – 7 locations</li> <li>• Arbutus Street – 3 locations</li> <li>• Aleppo Street – 3 locations</li> <li>• Almond Place – 1 location</li> <li>• Bellis Street – 2 locations</li> <li>• Basswood Street – 2 locations</li> <li>• Bamboo Street – 4 locations</li> <li>• Bunya Street – 1 location</li> <li>• Blackthorn Street – 1 location</li> <li>• Citrus Place – 1 location</li> <li>• Cercis Place – 1 location</li> <li>• Carob Street – 3 locations</li> <li>• Cassia Street – 1 location</li> <li>• Catalpa Street – 2 locations</li> <li>• Newport North <ul style="list-style-type: none"> <li>○ La Salud – 2 locations</li> <li>○ La Vida – 1 location</li> <li>○ Bayswater – 1 location</li> </ul> </li> </ul>

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<b>Planned Activities</b>	<b>ADA Improvements</b>

## Program Specific Requirements

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

#### Introduction:

A description of all CDBG funds expected to be available during the 2025-26 program year is provided in Section AP-35 (Projects) of the Action Plan. The City has no urban renewal settlements, grant funds returned to the line of credit or income from float-funded activities.

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

Community Development Block Grant Program (CDBG) Reference 24 CFR 91.220(I)(1)		
1.	The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed.	0
2.	The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3.	The amount of surplus funds from urban renewal settlements	0
4.	The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan.	0
5.	The amount of income from float-funded activities	0
<b>Total Program Income:</b>		<b>0</b>

Other CDBG Requirements		
1.	The amount of urgent need activities	0
2.	The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	100%



## **APPENDIX A: CITIZEN PARTICIPATION**



## **APPENDIX B: PROOF OF PUBLICATION**