

A. Organization Information

Case Id: 30118

Name: Fair Housing Foundation - 2027

Address: 3605 Long Beach Blvd. Ste 302, Long Beach, CA

A. Organization Information

Please provide the following information.

A.1. Applicant/Organization Name:

Fair Housing Foundation

A.2. Executive Director:

Stella Vanporppal

A.3. Phone:

56298912061100

A.4. Email:

svanporppal@fhfca.org

A.5. Funding Request:

\$25,000.00

A.6. Address:

3605 Long Beach Blvd. Ste 302 Long Beach, CA 90807--4013

A.7. Mailing Address (if different from Business address):

A.8. Tax ID#

A.9. DUNS#:

PROJECT/PROGRAM

A.10. Project/Program Name:

Fair Housing Services

A.11. Project/Program Address:

City Wide Orange, CA 92866--1508

A.12. Additional project address locations?

No

A.13. Project/Program Manager:

Stella Vanporppal

A.14. Project/Program Manager Phone:

(562) 989-1206

A.15. Project/Program Manager Email:

svanporppal@fhfca.org

FISCAL MANAGER

A.16. Fiscal Manager:

Stella Vanporppal

A.17. Fiscal Manager Phone:

(562) 989-1206

A.18. Fiscal Manager Email:

svanporppal@fhfca.org

GRANT CONTACT

A.19. Grant Application Contact:

Stella Vanporppal

A.20. Grant Contact Phone:

(562) 989-1206

A.21. Grant Contact Email:

svanporppal@fhfca.org

AUTHORIZED SIGNERS ON AGREEMENT

A.22. Name:

Stella Vanporppal

A.23. Title:

Executive Director

A.24. Email:

svanporppal@fhfca.org

If secondary signer:

A.25. Name:

A.26. Title:

A.27. Email:

QUARTERLY AND ANNUAL REPORTING CONTACT

A.28. Name:

Stella Vanporppal

A.29. Title:

Executive Director

A.30. Email:

svanporppal@fhfca.org

B. Description

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B. Description

Please provide the following information.

ORGANIZATION DESCRIPTION

B.1. Provide a brief general description of your organization's goals and/or mission statement:

The Fair Housing Foundation is a non-profit organization dedicated to eliminating discrimination in housing and promoting equal access to housing choices for everyone.

PROJECT/PROGRAM DESCRIPTION and PURPOSE

B.2. Provide a description of the specific project or program being proposed, clearly stating what the project intends to provide or accomplish, and the specific activities for which funds will be used.

The Fair Housing Foundation (FHF) offers a comprehensive Fair Housing Program that exceeds the HUD, CDBG requirement to Affirmatively Further Fair Housing and includes: 1. Fair Housing Complaint Intake, Investigations, and Resolution: Counsel client allegations of housing discrimination, intake of bonafide allegations, and testing and investigation to uncover whether or not there is evidence of discrimination. If evidence of discrimination is found to substantiate the allegations, cases are resolved through conciliation. Our first choice, an administrative agency referral to the federal Department of Housing and Urban Development (HUD) or the state Civil Rights Department (CRD) or an outside attorney referral. 2. Education and Outreach Activities: To educate tenants, landlords, owners, realtors, and property management companies on fair housing laws and to promote consumer interest. All education and outreach activities are conducted within Orange city limits and virtually. These include in-person and virtually: staffing of booths, conducting Fair Housing workshops, providing presentations, attending community meetings, and assisting with City services such as training staff. 3. Tenant and Landlord Counseling, Mediations, and Assistance: Provide practical and accurate information and guidance to landlords and tenants based on their rights and responsibilities. Provide mediations and provide effective referrals for unresolved complaints. 4. Affirmatively Further Fair Housing: Conduct Fair Housing Program services specifically to address fair housing issues arising from the Assessment of Fair Housing (AFH). Each of these components have been developed to Affirmatively Further Fair Housing, to be accessible to persons with disabilities, and to meet the language needs of each community. FHF will not limit the number of clients served although the goal is to provide services to a minimum 150 unduplicated households with direct client services and another 600 individuals assisted through the many education and outreach activities conducted in the City of Orange in-person and virtually. FHF proposes the following Scope of Work for the City of Orange, including the objective and goals. All the Education and Outreach Activities will be conducted within the City of Orange. PROGRAM OBJECTIVES GOALS Total Unduplicated Direct Service Clients 150 Fair Housing Services Fair Housing Inquiries 12 Landlord and Tenant Services Landlord and Tenant Counseling 138 Education & Outreach Services – In City Limits and Virtually Persons Directly Assisted at Activities 315+ Advertising: PSA's Announcing Activities on City Cable 4 Flyers Announcing Activities (100 each) 4 Booths 2 Community Relations: Community Agency Contacts 3 Community Agency Meetings 7 Literature Distribution 5,500 Presentations 3 Workshops: Fair Housing Workshop (Virtual & In-person) 4 Education & Outreach Services – All City Poster Contest and Reception 1 FHF will maintain a full-time staff of twelve (12). FHF's staff provide services in English, Spanish, Vietnamese, and American Sign Language (ASL). In addition, FHF maintains a contract with

Certified Languages International for real time translation and interpreting services in 230+ additional languages. FHF has two offices, (1) 3605 Long Beach Blvd., #302, Long Beach CA 90807 and (2) 1855 W. Katella Ave. Ste 355, Orange, CA 92867. Both offices are open Monday through Friday, 8:00 am to 5:00 pm excluding holidays and are accessible to persons with disabilities, as well as being directly located on the local bus line stops. Direct Client Services included in the Fair Housing Program, are free and available through multiple avenues, including:

- Contacting FHF utilizing our toll-free 800-446-3247. All incoming calls are answered directly by staff during normal business hours.
- Walk-in clients receive assistance in accordance with our first come, first serve policy. The exception to this is obviously accommodating those with disabilities, whom received assistance immediately.
- Appointments are available to all those choosing this option as well as being required for all mediations.
- Visiting FHF's website at www.fhfca.org, for research, service request, searching education opportunities, reserving space in trainings, and instant chat to speak to staff.
- In-person at any of the education and outreach activities conducted in the City of Orange.
- We accept email communication using info@fhfca.org
- Virtual appointments are available with staff.

C. Objective

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C. Objective

Please provide the following information.

NATIONAL OBJECTIVE

C.1. Check the National Objective Subcategory that your project meets the national objective of **Benefiting Low- and Moderate Income (LMI) Persons**:

National Objective Subcategories:

- Low Moderate Limited Clientele (LMC) – 51% of the beneficiaries of an activity have to be LMI**
- Low Moderate Area Benefit (LMA) – area where at least 51% of the residents are LMI persons**
- Low Moderate Income Housing Activities (LMH) - rental units and rehab units**

C.2. PROJECT SCHEDULE: Please estimate project completion timeline.

Timeline Milestone Beneficiaries (at min) Q1-2026 Fair Housing – Discrimination Services 37 Landlord and Tenant Counseling Sessions Education and Outreach Activities Q2-2026 Fair Housing – Discrimination Services 37 Landlord and Tenant Counseling Sessions Education and Outreach Activities Q3-2027 Fair Housing – Discrimination Services 38 Landlord and Tenant Counseling Sessions Education and Outreach Activities Q4-2027 Fair Housing – Discrimination Services 38 Landlord and Tenant Counseling Sessions Education and Outreach Activities

D. Demographics

Completed by sverdeja@fhfca.org on 1/24/2026 1:56 PM

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D. Demographics

Please provide the following information.

RACE/ETHNICITY

D.1. Estimate the number of clients for each Race/Ethnic categories your project will serve:

Race/Ethnicity	Estimate number of clients that will be served from/in each Race/Ethnic category:	If Previously Funded: Number of clients served from/in each Race/Ethnic category:
White	132	134
Black/African American	6	7
Asian	7	8
American Indian/Alaskan Native	0	0
Native American/Other Pacific Islander	1	1
American Indian/Alaskan Native & White	0	0
Asian & White	0	0
Black/African American & White	0	0
American Indian/Alaska Native & Black/African American	0	0
Other Multi-Racial	4	3
TOTAL	150	153

INCOME REQUIREMENTS

All funded projects and activities must meet the CDBG national objective of benefiting low to moderate income persons which is defined as “under 80% Area Median Income (AMI)”, (see current chart below). The AMI is subject to change based on HUD’s annual calculations and must be adjusted and adhered to throughout the life of the grant and subsequent affordability period.

FY 2025 Income Limits	1 Person	2 Persons	3 Persons	4 Persons	5 Persons	6 Persons	7 Persons	8 Persons
Extremely Low (30%) Income Limits	\$35,550	\$40,600	\$45,700	\$50,750	\$54,850	\$58,900	\$62,950	\$67,000
Very	\$59,250	\$67,700	\$76,150	\$84,600	\$91,400	\$98,150	\$104,950	\$111,700

Low (50%) Income Limits								
Low (80%) Income Limits	\$94,750	\$108,300	\$121,850	\$135,350	\$146,200	\$157,050	\$167,850	\$178,700

D.2. Please identify if your project will track income eligibility by household or by area:

INCOME ELIGIBILITY:

- Eligible clients under this Contract shall be Extremely Low, Very Low, and/or Low-income individuals and/or families of all ethnic groups. Subrecipients shall document each participant's eligibility on intake sheets, or other such forms as to thoroughly document the client's household income.
- Agencies and organizations receiving CDBG funding must be able to document that the individuals, or households, or the area the project serves meets the HUD minimum 51% low to moderate-income requirement.
 - **Extremely low-income** which is defined as household income that is 30% or lower of the HUD median income for Orange County,
 - **Very low-income** which is defined as household income that exceeds 30% but does not exceed 50% of the HUD median income for Orange County, and
 - **Low income** is defined as household income at or below 80% of the median income for Orange County.

E. Measurements & Outcomes

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E. Measurements & Outcomes

Please provide the following information.

E.1. CONSOLIDATED PLAN ACTIVITY: (check one)

Affordable Housing (Create or Maintain)	<input type="checkbox"/>
Homelessness (Activities to end homelessness)	<input type="checkbox"/>
Community Development (Public Services or Public Facilities)	<input checked="" type="checkbox"/>

E.2. PERFORMANCE MEASUREMENT: The U.S. Department of Housing and Urban Development (HUD) requires a performance measurement system to better capture data for the activities that are undertaken with CDBG funding. For each proposed activity, an objective, an outcome, and performance indicator must be identified.

A. Primary Objectives: Check One

- Create Suitable Living Environment** – this objective relates to activities that are designed to benefit communities, families, or individuals by addressing issues in their living environment.
- Provide Decent Affordable Housing** – this activity focuses on housing programs where the purpose of the program is to meet individual family or community needs and not programs where housing is an element of a larger effort.
- Create Economic Opportunities** – this objective applies to the types of activities related to economic development, commercial revitalization, or job creation.

B. Primary Outcome: Check One

- Availability/Accessibility** – Activity that makes services, infrastructure and/or shelter available and accessible.
- Affordability** – Activity that provides affordability in the creation of affordable housing, transportation, or daycare.
- Sustainability** – Activity which promotes livable or viable communities or neighborhoods by providing services or by removing slums or blighted areas.

E.3. SPECIFIC OUTCOME INDICATORS: Number of Unduplicated Persons/Households to be assisted by this Program:

Of the Total Persons Assisted, how many will:

Have new or continued access to this service or benefit:	150
Have improved access to this service or benefit:	0

Receive a service or benefit that is no longer substandard:	
-------------------------------------------------------------	--

Of the Total Persons Assisted, the number of:

Homeless Persons Given Overnight Shelter:	0
Beds Created in Overnight Shelter or Other Emergency Housing:	0

F. Budget

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F. Budget

Please provide the following information.

F.1. Total budget must match the amount of funding being requested:

DIRECT COSTS:

BUDGET CATEGORY	PROPOSED AMOUNT OF CDBG FUNDS	PROPOSED AMOUNTS OF OTHER	TOTAL PROGRAM COSTS
Personnel Salaries	\$17,675.00	\$402,718.00	\$420,393.00
Supplies	\$0.00	\$0.00	\$0.00
Construction	\$0.00	\$0.00	\$0.00
Supplies/Other	\$7,325.00	\$166,902.00	\$174,227.00
TOTAL	\$25,000.00	\$569,620.00	\$594,620.00

F.2. OTHER SOURCES OF FUNDS (if applicable): Include all potential or anticipated funding sources, other local, State, or Federal Grants, conventional bank loans, tax credits, etc. Indicate the status of commitment of funding source, i.e. secured, committed or application pending with anticipated dates of final funding decisions. (click Add Row)

Type of Contribution	Source of Contribution	Estimated Amount	Status
CDBG -27 Other Municipalities	CDBG -26 Other Municipalities	\$569,620.00	Pending
		\$569,620.00	

G. Audit & Performance

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G. Audit & Performance

Please provide the following information.

AUDIT INFORMATION

G.1. Please provide the date of the most recent audit of your organization. Describe any findings or concerns which may have been cited in the audit or in any accompanying management letter particularly any pertaining to the use of CDBG funds. Also, describe any action taken to correct identified findings or concerns.

As a 501(c) (3) corporation, FHF accepts, uses, and complies with the accounting practices set forth by federal regulations at 24 CFR part 85 and OMB Circular A-87, A-110, A-122 and A-128. FHF complies with the Single Audit Act and OMB Circular A-133 audit requirements and receives an outside independent financial audit. The 2024/2025 audit report, for the 29th year running, cites no conditions, no findings, and no instances of noncompliance. The 2024/2025 audit report is in progress. In 1990, FHF implemented a Cost Allocation Plan for CDBG funds. The plan is the basis for budget and scope of work justification and includes a calculation which takes into consideration the population, diversity, CDBG allocation to the city, and the funding level provided for fair housing services.

G.2. PAST PERFORMANCE:

A. Funding Expenditure Status. Enter dollar amounts

FY Year	Amount Awarded	Remaining
2025-26	\$25,000.00	\$12,395.30
2024-25	\$25,000.00	\$0.00
2023-24	\$25,000.00	\$0.00
TOTAL	\$75,000.00	\$12,395.30

B. Goals - If your agency was funded previously, were the stated goals met, and if not explain why and what your agency is doing to ensure these goals are met in the future:

FHF has been awarded funding in the past and FHF has always met our goals. FHF utilizes four (4) primary forms to ensure outcomes and objectives are specific and measurable. The first is an extensive Fair Housing Case Management database. This database captures everything pertaining to a client including dates, addresses, contact information, household size, source of income, amount of income, gender, race, and female head of household. Every client is entered into this database and generates reports specific to each city enabling accurate reporting to HUD. The reports generated by this application are both in statistical and narrative formats. This database provides monthly reports used at the monthly achievements and requirements staff meeting to ensure contract compliance and achievement of outcomes. The second is the Education and Outreach database. It captures the date, time, staff, list of attendees, address, and a narrative of each and every education and outreach activity conducted. The number of persons in attendance, and the pieces of literature distributed. The reports generated are in the narrative format. This database provides monthly reports used at the monthly achievements and requirements staff meeting to ensure contract compliance, achievement of outcomes, as well as reports on future scheduled activities. The third is our newest endeavor, FHF developed a Program Outcome Based Analysis Reporting Tool (POBART). POBART is tool put into place

to assist FHF to track and monitor activities, inputs, and outputs. The POBART is used annually within each department to review the effectiveness of each type of education and outreach activity. The result may include revising the activity to increase attendance or effectiveness or even revamping the entire activity to meet a need not currently being addressed. The fourth is our relationship and communication with City staff. The open communication between City staff and consultants with FHF staff in general but primarily directly with the Executive Director ensures the success of FHF's Fair Housing Program for the City of Orange. It is only with this level of communication that FHF can be kept abreast of the needs and expectations of the City. Because FHF brings our services to the City, we are in the exceptional position of not just working for the City but working with the City. FHF believes that building working relationships and collaborations with individuals and groups throughout our service areas provides untapped avenues to reach the entire population in the city. Community organizations we have worked with include Friendly Center Family Resource Center, Orange Senior Center, Lestonnac Free Clinic, El Modena Family Resource Center, Neighbor Works Orange County, and Help Me Grow. All four forms are used continuously to evaluate the effectiveness of our Fair Housing Program, to adapt when necessary, based on the ever-changing community needs, and to revise existing services or develop and implement new ones, all to ensure that the outcomes are achieved and objectives are met.

H. Required Documents

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H. Required Documents

Please provide the following information.

Articles of Incorporation

Articles of Incorporation.pdf

Board Minutes-Recent Board of Director's Meeting Minutes

***No files uploaded*

Bylaws

Bylaws revised 10-11-06 Signed.pdf

Census Tract Table

***No files uploaded*

Low/Moderate Area Map

***No files uploaded*

Organizational Chart

FHF Organization Chart FY25-26 (1).pdf

Recent Audited Financial Statements

Fair Housing LB final 24.pdf

Service Area Map

***No files uploaded*

Tax status-IRS 501(c)(3) Letter

501(c)(3).pdf

Timeline of Expenditures *Required

FY26-27_Timeline_of_Expenditures[1].docx

Timeline of Program/Project Milestones *Required

FY26-27_Timeline_of_Program_Milestones[1].docx

Other Documentation

***No files uploaded*

Certification

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Certification

I hereby certify that all information contained herein and attached hereto is accurate to best of my knowledge:

Signature:

Stella Vanporppal

Electronically signed by sverdeja@fhfca.org on 1/24/2026 2:57 PM

Title:

Executive Director