

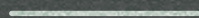
FUNDING REPORT

Community Development Block Grant
HOME Investment Partnerships Program

The IMPACT

National Community Development Association | Region VI

VOLUME 3



5 BIG REASONS

AND COUNTLESS SMALL REASONS

why funding matters.

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Dear Honorable Members of the Senate and House:

As you carefully consider the proposed FY2020-2021 budget, we respectfully urge you to continue funding the Community Development Block Grant (CDBG) and HOME Investment Partnership programs. These federal programs have proven success in strengthening our local economies and have funded countless community projects and organizations that provide essential services to low- and moderate-income residents.

Cuts to these programs would cripple cities across our region that depend on funding from CDBG and HOME to meet the needs of our citizens. These two well-founded programs have helped communities improve infrastructure, build and maintain affordable housing options, and provide valuable public services to children, seniors, and veterans. Eliminating CDBG and HOME, or even reducing

the level at which they're funded, would mean fewer home-bound elderly and disabled would be able to receive a warm meal from local food programs.

*Cuts to these programs
would cripple cities
across our region.*

Without these grants, after-school programs and counseling initiatives for at-risk youth would no longer receive necessary funding. And the dream of homeownership will remain out of reach for so many hard-working

Americans who will no longer be able to receive down payment assistance. The projects funded through the CDBG and HOME programs enhance our cities. Through these crucial projects, we are able to reduce crime, create jobs, generate tax revenue, and improve the lives of residents. Without these projects – and the programs that fund them – communities will suffer. We understand the difficult fiscal decisions you have before you. As local government representatives, we are also committed to responsible budgeting and finding the most effective use of taxpayer dollars. Our communities depend on CDBG and HOME. That is why we, the undersigned, strongly urge you to consider once again funding the Community Development Block Grant and HOME Partnership Programs. We appreciate your continued support for our local economies.

Kevin D. Howard

Interim Director of Housing
Little Rock, AR

CHAIR

Tina Martinez

Acting Director
Community Development Dept.
Laredo, TX

SENIOR VICE-CHAIR

Jawaun Downs

Director of Community
Development
Monroe, LA

VICE-CHAIR OF LEGISLATIVE ISSUES

Yvette Balderas

Director of Grant Administration Dept.
McAllen, TX

VICE-CHAIR OF MEMBERSHIP
AND NOMINATIONS

JonAnne Longoria

Community Development Director
Mission, TX

SECRETARY/TREASURER

About the Community Development Block Grant Program, HOME Investment Partnerships Program, and the programs' regional impact

For more than 40 years, communities across the United States have depended on funding from the Community Development Block Grant Program (CDBG) and the HOME Investment Partnerships Program to provide essential services and assistance to hardworking people struggling to make ends meet. Each year, these critical programs improve the lives of millions of low- and moderate-income Americans while making our communities stronger and safer places to live and work.

Across Texas, Oklahoma, New Mexico, Louisiana, and Arkansas, economic development projects funded through the CDBG and HOME programs have breathed new life into distressed communities. Areas devastated by natural disasters have been able to rebuild and grow stronger. Children, seniors, veterans, and small businesses have all benefited from necessary social services – all funded through these programs.

Without these programs, hundreds of communities and millions of Americans would suffer greatly.

Regional funding over last 10 years

(Texas, Oklahoma, Arkansas, Louisiana, New Mexico)

CDBG

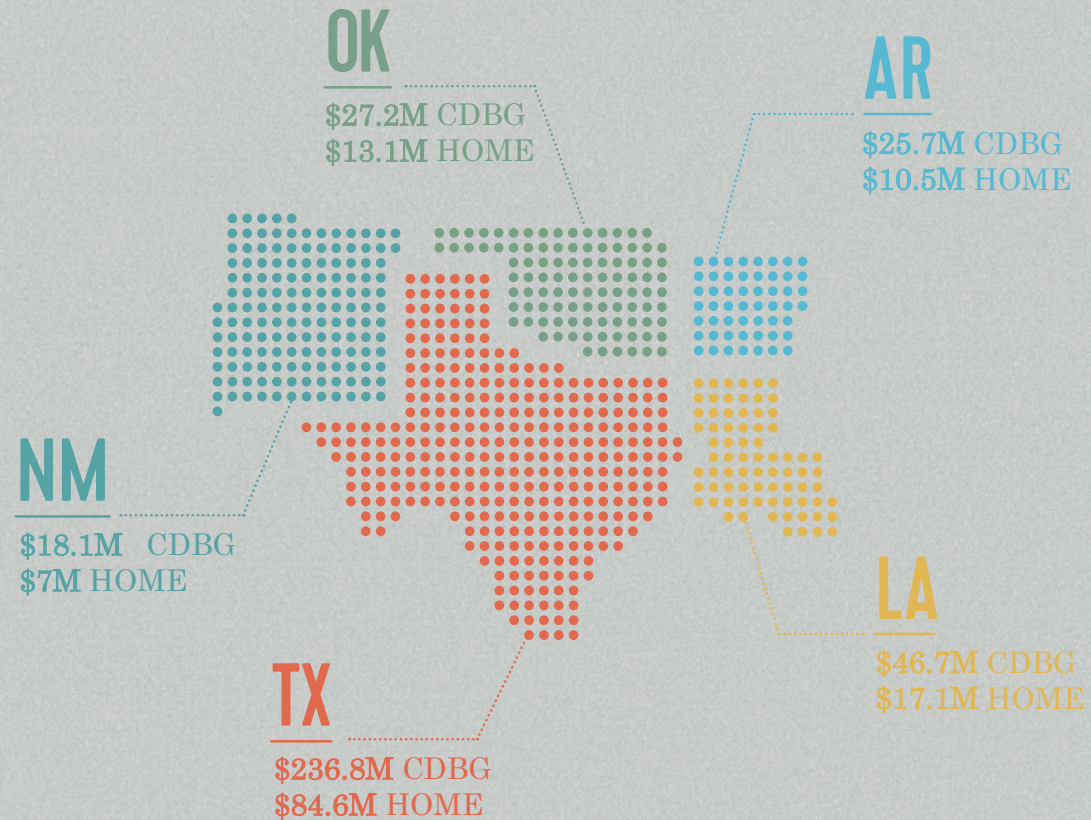
2010: 385,802,662
2011: 360,595,588
2012: 323,331,210
2013: 334,346,857
2014: 327,675,890
2015: 323,204,581
2016: 256,790,843
2017: 232,138,857
2018: 354,896,142
2019: 397,417,858

HOME

2010: 184,421,697
2011: 174,772,093
2012: 108,231,309
2013: 102,909,966
2014: 106,942,534
2015: 95,183,882
2016: 100,441,419
2017: 100,070,644
2018: 145,425,411
2019: 199,501,467

*numbers do not account for losses due to the increasing annual cost of inflation

2019 Community Development Block Grant and HOME Investment Partnerships Program funding per state:



AR



FORT SMITH | JACKSONVILLE | JONESBORO | LITTLE ROCK
NORTH LITTLE ROCK

NEW CONSTRUCTION

FORT SMITH, AR

The American dream of being able to afford a newly constructed home is a dream that can still come true even in these trying times, thanks to programs like the HOME Investment Partnership funds, just like the one involving the City of Fort Smith Community Development program and their housing partner, Crawford, Sebastian Community Development Council who in PY 2018 had agreed to construct 4 new homes for low income citizens using the HOME 15% CHDO set aside funds of \$294,000 which was accomplished, but the real return to the city and the taxpayers was the fact that the program income that was generated from those sales was leveraged and produced an additional 8 other beautiful, but affordable homes all averaging at \$114,307.00 selling price and built on infill lots.

"After moving to Arkansas from Colorado to find a more affordable life, we ended up homeless and living in a tent. When we found out we were going to have a baby, we knew something had to change. We heard about a program where money is available to help low income families build homes and we knew we wanted to be a part of it so our child could have a safe place to live. We worked very hard to raise our credit scores and in December 2018, we moved in to our very first home with our daughter. None of this would have been possible without CSCDC and the City of Fort Smith."

Fort Smith Resident



COMMUNITY BEAUTIFICATION

JACKSONVILLE, AR

This project is located in our oldest/low income neighborhood. The area was an eye sore to the residents that lived in the circle. Most often the area was unattended and un-kept. At one point the neighbors took turn mowing the area, but that became tiresome over time. With the help of the Parks Department, they removed all the grass from the area. After the removal of the grass we placed landscaping fabric over the entire area and placed landscaping stones around the garden. We then filled with soil, leaving a pathway into the garden for watering. The pathway was edged and filled with pink pea gravel and large stepping stone. Lastly a variety of plants/shrubs/rosebushes was planted.

"This is far better than what I expected. You guys have made our street a beauty site. We can now sit outside and enjoy the view." - Jacksonville Resident

BEFORE



AFTER



HOMEOWNER REHABILITATION ASSISTANCE

JONESBORO, AR

For the past ten years, the City of Jonesboro has provided the Homeowner Rehabilitation Assistance Program to low-to-moderate income homeowners, thanks to an annual allocation of Community Development Block Grant (CDBG) funds. The program is open to all low-to-moderate income and elderly/handicapped homeowners within the Jonesboro city limits, and provides them with much needed assistance. The program has served an array of housing issues including fixing leaking roofs, addressing minor and major plumbing problems, providing sustainability through the installation of new windows, and the repair and replaced of HVAC units and hot water heaters. The program seeks to improve the quality of the Jonesboro housing stock and provide safe, sanitary and livable conditions for community members.

IMPACT STORY:

Mr. and Ms. Henderson are the homeowners of home to the right. They've experienced their fair share of setbacks. Mr. Henderson had suffered five minor heart attacks and suffered from chronic back problems. The couple relied on fixed income and were being weighed down by medical bills and a collapsing roof. While seeking assistance, their entire roof was tarped and they had extensive water damage within their home. In just over a month's time, the Henderson's had a new roof, sturdy new decking, structural reinforcements, and fully restored soffit and fascia around their home. The homeowners were filled with gratitude and rather than being resigned to their crumbling home, they felt inspired to make repairs of their own. As the contractors put the finishing touches on the home, Mr. Henderson could be seen painting his home in bright colors and Mrs. Henderson worked to get their garden restored. The initial walk-through of the home ended with the Henderson's in tears.

BEFORE



AFTER



IMPACT:

- 24 Projects completed
- 75 Applications received
- 41 people directly impacted

MEALS ON WHEELS (CARELINK)

LITTLE ROCK, AR

Central Arkansas Area Agency on Aging (dba Care Link) is a nonprofit agency, founded in 1979, that provides resources for older people and their families in central Arkansas. One of their programs, Meals on Wheels, provides hot and frozen home-delivered meals for homebound senior citizens who are unable to shop or prepare their own meals. Carelink prepares more than 900 meals daily in its 13,000 square foot community kitchen. More than 250 volunteers team up to deliver meals in the central Arkansas area. The delivery of these meals have provided, not only, nutritional value, but also a level of independence and friendships for many of the homebound seniors living alone.

PARTICIPANT DATA:

MEALS PER YEAR

243,160

VOLUNTEERS:

250+

CDBG FUNDING

\$292,388



STREET AND DRAINAGE IMPROVEMENTS PROJECT

NORTH LITTLE ROCK, AR

The Street and Drainage project improvements consisted of installing underground drainage pipes, inlets, curbs, gutters, sidewalk and curb ramps. We also repaved streets and milled existing streets to subgrade. One way that CDBG funds made a difference in North Little Rock is by providing an important investment in neighborhood infrastructure. These necessary improvements help pave the way to a revitalized community.



FUNDING:

CDBG FUNDING: \$392,000

LOCAL FUNDING: \$121,000

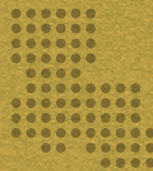
LOW TO MODERATE
INCOME RESIDENTS

79%

OF BENEFICIARIES

1,865

LA



MONROE | SHREVEPORT

ROBINSON PLACE II

MONROE, LA

The City of Monroe's Community Development division used Federal HOME fund dollars to pay for the construction of a 3-Bedroom, 2-bath home in the Robinson Place II subdivision, located on the south side of Monroe, Louisiana.

The City of Monroe partnered with the Monroe Housing Authority – one of our Community Housing Development Organizations (CHDO), South Pointe, Inc. This project was one (1) of fifty (50) single-family homes built to address some of our housing needs, which consisted of 3-bedroom, 2-bathrooms, carport, and patio. Amenities included energy-efficient appliances and ceramic flooring.

"To meet the diverse needs of our community, both rental housing and homeownership are important. For many working-families, especially low and moderate-income families, renting is sometimes a temporary option and can be an important stepping stone that allows them to accumulate savings to prepare for homeownership."

- Jawaun Downs, Director

Vacant Lots

50

HOME funding utilized

\$154,659.92



FUNDING FOR
ROBINSON PLACE II

6.3
MILLION

PROJECT

CORA M. ALLEN

SHREVEPORT, LA

Shreveport's Cora M. Allen Program is a Community Housing Development Organization activity for the construction of twelve (12) two and three bedroom townhouse units of affordable rental housing for low and moderate income individuals and families. There were 5 Home-assisted units . This project is located in the Ledbetter Heights area of the city on approximately 0.85 acres with associated parking.

Some of the great benefits to this program is that the residents help to sustain a local Family Dollar store that is located within walking distance of the property. As a result of the property, Shreveport police have increased their patrol of the area.

Impactful Quote

"The Cora Allen Townhomes are providing new housing options that are affordable. When I was searching, I never imaged finding a place this nice and affordable. It has made a difference in our lives, and I hope that more properties are build in the near future for other families to benefit from it. " - Debra Smtih



Demographics

CORA M. ALLEN

18 minors served

25 total number of residents served

\$1,515,715 HOME funds used

NM



ALBUQUERQUE

City Wide Construction of ADA Compliant Sidewalks

ALBUQUERQUE, NM

In 2018, the City of Albuquerque funded a citywide Sidewalk Improvement Project to ensure that all pedestrians have access to a safe and reliable source of mobility regardless of age and ability. Utilizing \$1,000,000 of Community Development Block Grant (CDBG) funds, the project repaired and improved over 300 sidewalks, curbs and ramps across the City located in City right of way. The work consisted of removing any barriers to mobility in the City's sidewalks such as trash bins, light poles, and signposts. The project also added ramps, crosswalks, and other pavement markings, in specification with the Americans with Disabilities Act.

As reported by the Census Bureau's American Community Survey, difficulty walking is one of the most reported types of disability. Activities such as visiting the doctor or shopping for groceries become difficult and sometimes dangerous endeavors. This type of work is especially critical for people with visual impairments and those who use a wheelchair for mobility. Such projects are essential to increase and sustain the quality life for all pedestrians as well as increase independence of those who routinely use public sidewalks over the course of their day.

IMPACT OF PROGRAM:

This project is essential to increase and sustain the quality life for all pedestrians as well as increase independence of those who routinely use public sidewalks over the course of their day.

BEFORE



AFTER



FUNDING

CDBG: Funds \$1,000,000

Average Cost per Ramp: \$3,000

OK



TULSA

ALTAMONT APARTMENTS REHABILITATION

TULSA, OK

The Altamont Apartments Rehabilitation was a major rehabilitation project to preserve 39 Permanent Supportive Housing Units for persons who have experienced homelessness and/or mental illness. These rental units provide safe, affordable housing to some of the most vulnerable Tulsans and preserves affordable housing in downtown Tulsa where tenants have access to much-needed social services. The units are ADA accessible including an elevator and one ADA unit on each floor. The units also have energy-efficient windows and central air. Other upgrades include updates to the radiator heat system, replacement of electrical wiring, plumbing, and fire suppression, remodel/update of all units.

“Everything here is already such a great thing. We’re getting things renovated, so it’s about to get a lot better.”

-Jordan

IMPACT OF PROGRAM:

Preservation of a historic building which includes 39 SRO rental units used for Permanent Supportive Housing for persons who have experienced homelessness and/or mental illness



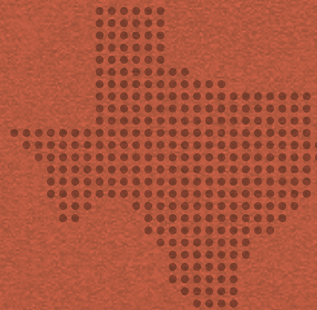
FUNDING

HOME: Funds \$972,403

Housing Trust Fund: \$999,979

Private Funds: \$717,964

TX



5ADBGE 5: D;EF; | CONROE | AUSTIN | PLANO | DALLAS | FORT WORTH |
LAREDO | COLLEGE STATION| HIDALGO COUNTY | ARLINGTON

MINOR HOME REPAIR GRANT PROGRAM

CORPUS CHRISTI, TX

The City of Corpus Christi CDBG Minor Home Repair Grant Program services 62-year old and/or disabled residential population with roofing, plumbing, electrical, mechanical and minor structural repairs in a grant amount not to exceed \$20,000 per home. Eligible clients are very-low income typically living in near substandard conditions including non-ADA accessible homes and bathrooms; aging roof and roof leaks; plumbing leaks with damaged floors and walls; electrical hazards and/or no heating in the home.

Economic effects of the program help families live in a safer and secure environment whom without the grant program will not be able to make such repairs. An additional benefit of the program is avoidance of code enforcement violations and fines imposed upon residents they simply cannot afford or eventually forced to move out of the home due to worsening conditions of the home. Additionally, repairs to the home improve appraisal values and overall aesthetics of the neighborhood.

58

Households
benefitted

\$1,047,364

Grant Funds
Utilized

BEFORE



AFTER



BEFORE



AFTER



"I want to thank Housing and Community Development for making my House a Home." "Without their help I would not be able to afford these repairs to get my home back to good standing."

HOUSING RECONSTRUCTION RELOCATION

CONROE, TX

CDBG identifies qualified housing clients who live in dilapidated conditions that are not acceptable for rehabilitation. While the new home is being built, the clients are relocated to apartments and the existing home is demolished. A new decent, safe, and sanitary home is reconstructed and the clients are moved back to their beautiful new home. The Housing Relocation Program has reconstructed 73 houses in the Housing Target Area, which is the oldest African American Community in Conroe, TX. These houses have provided homes to their owners for today and complete the long term goal of increasing the affordable housing stock for the future. By demolishing the existing dilapidated structures and reconstructing new homes, we are preserving home ownership and preventing homelessness. The housing improvements have caused additional funds to be invested in this historic community, such as: bus stops, sidewalks, drainage improvements and a multi-million dollar Sports Park. The new homes have improved the quality of life for the entire community. There have been 123 beneficiaries served.

PERCENTAGES

MINOROTY CLIENTS SERVED
100%

LOW INCOME CLIENTS
100%

BEFORE



AFTER



"My house was so bad I was living mostly in my car. With my limited income, there was no where I could go. You do not know what it is like to have nowhere to go. This program saved more than my home; it saved my life".

-TEDDY GIBSON

ALLEY FLATS

AUSTIN, TX

Alley Flats are seven ownership units that are a part of an initiative and collaboration among the University of Texas Center for Sustainable Development (UTCSD), the Guadalupe Neighborhood Development Corporation (GNDC), and the Austin Community Design and Development Center (ACDDC). The project utilized CDBG and HOME funds to construct seven single-family homes in a larger development that includes both rental and ownership units. This development will include an additional 17 ownership units to be developed over the next several years.



PROJECT IMPACT: This initiative aims for the highest level of green and sustainable building. This includes not only efficient housing designs constructed with sustainable technologies, but also innovative methods of financing and home ownership. As a 100 percent affordable project, all of the units have been sold to families earning less than 80 percent of the area Median Family Income (MFI). All units include three bedrooms and two and a half bathrooms.

7

Families
benefitted



"We pay all utilities and are able to offer affordable rent through the energy features provided. These green features, like solar arrays, are able to keep our operating cost on these units low enough to offer the tenants affordable rents,"

- Cassandra Ramirez

FIRST TIME HOMEBUYER PROGRAM

PLANO, TX

The City of Plano First Time Homebuyer Program provides low and moderate income households with up to \$55,000 in down payment and closing cost assistance to purchase a home in Plano. As a part of the qualification process, program participants complete an eight-hour homebuyer class held by the City and receive personalized housing counseling. This education equips participants with the knowledge to understand the home-buying process and empowers them to make informed decisions about their financial future.



18

persons benefited



THE IMPACT:

The First Time Homebuyer Program creates affordable homeownership opportunities in Plano for households who may not otherwise be able to afford the down payment necessary to purchase a home with a manageable monthly payment. This program provides substantial economic benefit for participants, as they build equity and increase their financial security through homeownership. With the rapid increase in the median home value in Plano over the last several years, this program keeps the dream of homeownership alive for low and moderate income families.



ST. JUDE CENTER

DALLAS, TX

In August 2018, Catholic Housing Initiative and Catholic Charities Dallas welcomed residents to St. Jude Center, by delivering 104 apartments as permanent supportive housing coupled with case management to homeless persons. St Jude Center raised a combination of public and private funds to acquire, renovate, and start up the project.

St. Jude Center provides permanent supportive housing units for persons experiencing homelessness in Dallas. Residents benefit from case management through an collaborative network with Catholic Charities Dallas, Catholic Housing Initiative, City Square, MetroCare, Veterans Administration for Supportive Housing, and Metro Dallas Homeless Alliance. The collaborative housing projects help address the complex problem of homelessness by helping members of our community regain a sense of security, increased well-being and self-respect. Residents are also provided workforce training and financial education coaching. With the intensive one-on-one coaching provided by the program, many residents will return to the workforce and be self-sufficient



104

Homeless
persons served

FUNDING SOURCES

- HOME: \$2,000,000
- Dallas Count Grant: \$1,135,000
- CHI Equity: \$765,000
- Federal Home Loan Bank: \$500,00
- Grants & Contributions: \$1,425,000

3609 S. Hughes Ave.

PRESERVE A HOME

FORT WORTH, TX

Trinity Habitat for Humanity, a community partner, is the designated subrecipient for the Preserve-A-Home (PAH) program, which provides exterior home repairs for low to moderate income homeowners in targeted low to moderate income neighborhoods. There have been four designated neighborhoods targeted for this program in Fort Worth, averaging thirty (30) homes per area. The first designated area, Como, coincided with the City of Fort Worth Neighborhood Improvement Strategy Area. Since the completion of the Como PAH project, a similar program has been completed in the Stop Six neighborhood, and another is well-underway in the Ash Crescent neighborhood of Fort Worth. The City and Trinity Habitat for Humanity are currently working together to plan and implement the PAH program in the Northside neighborhood of Fort Worth as well.

Preserve-A-Home provided exterior repairs for approximately 25-30 homes in the designated program area, averaging \$10,000 per home, while supporting the City's goal of Preservation of Existing Housing Stock. This effort to improve the aging housing stock in an older neighborhood helps homeowners with needed maintenance, allows them to retain safe and decent housing and helps retain the affordability of homes for the City's low to moderate income families.

BEFORE



AFTER



BEFORE

2320 Reginald Rd.



AFTER



"I just wanted to take this opportunity to thank you and Trinity Habitat for Humanity once again for all the help you have given me in getting my home repaired and painted...I am and will always wish God's most special blessings on each of them and their families" -

-SAMUEL RAMIREZ

HOUSING REHABILITATION LOAN PROGRAM

LAREDO, TX

Under this program, the City of Laredo, Department of Community Development seeks to provide its residents of low and moderate income with an opportunity to obtain safe, decent, sanitary, and suitable living conditions. Households that have been assisted are those who qualify under the household income guidelines as determined annually by HUD and meet the eligibility criteria as established in our Housing Rehabilitation Policy and Procedures Manual.

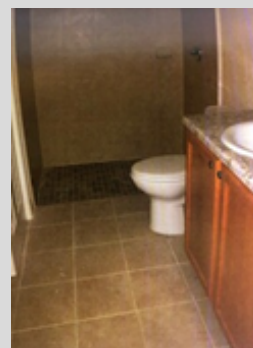
31

Households assisted

\$663,090

CDBG Funds utilized

AFTER



BEFORE



THE IMPACT: Our Housing Rehabilitation Program offers three (3) programs within to assist with housing repairs. 1. Housing Rehabilitation Loan Program: This program provides an interest free loan of up to \$50,000 (payback only 57% of the loan) for eligible applicants. 2. Reconstruction Loan Program: This program provides interest free loans in an amount to be determined on a case-by-case basis (payback only 57% of loan) for eligible applicants, for homes which have been damaged as a result of fire or are dilapidated beyond repair. 3. Livability Grant Program: The Livability Grant Program provides for a grant of up to \$15,000 to address life-threatening hazards or hardships to address handicapped accessibility.

GEORGIE K. FITCH PARK TRAIL PROJECT

COLLEGE STATION, TX

This trail and bridge provides convenient and safe access from a low-to-moderate income neighborhood through Georgie K. Fitch Park to the College Station public library. Additionally, College Station Consolidated High School is directly across the street from the library. The trail improved access to persons with disability and has been constructed to meet ADA requirements. The project will include an 8-foot sidewalk from an existing picnic area of Fitch Park through a wooded area and connect to the existing parking area for the library. The path includes a safe crossing over Bee Creek by a newly constructed bridge. The project not only creates a safer environment for the community residents, but also encourages the use of the library and its numerous activities.

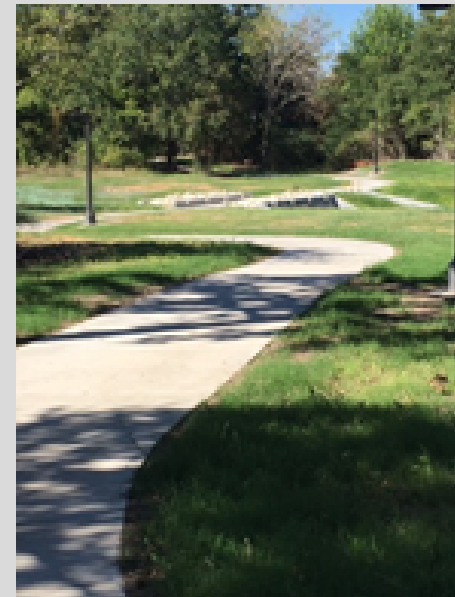
3,641

Target population Total

BEFORE



AFTER



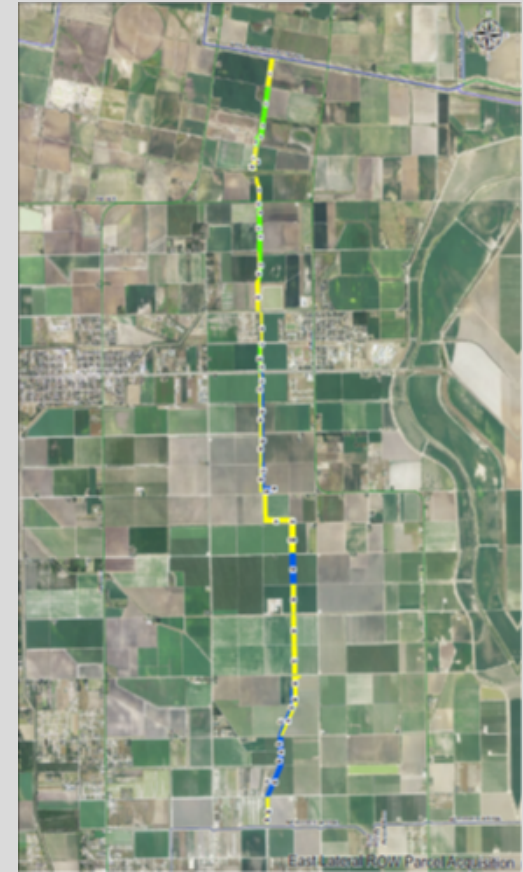
\$404,385

Funds Committed to Project

HIDALGO COUNTY URBAN COUNTY PROGRAM

HIDALGO COUNTY, TX

The Hidalgo County Urban County Program utilized \$14,798.580 of CDBG-DR funds to construct a seven (7) mile 220 feet wide drainage ditch encompassing more than fifty-six (56) square miles in the Eastern part of Hidalgo County. The project area has a population of over 55,000 people. This project also provided immediate drainage relief through additional drainage improvements to fifteen (15) rural communities known as “Colonias”. The “East Lateral Drain” is now interconnected to the Main Floodwater Channel.



FUNDING

\$4,036,745

IN-KIND Match from
Hidalgo Count Drainage
District 1

\$14,798,580

CDBG-DR Funds



BELVEDERE NEIGHBORHOOD INFRASTRUCTURE PROJECT

—
ARLINGTON, TX

Community Development Block Grant funds were used to improve sidewalks, ADA compliant ramps, and streetlights for a friendlier and more inviting environment for pedestrians in a low-income neighborhood. Local funds were used to rebuild the street and improve water/sewer service to the area.

Prior to construction, this section of Belvedere Drive had a street condition rating of 29, but now has a rating of 100 and is designed to last 50 years. As a result of street and sidewalk improvements, the surrounding neighborhood has been working on making improvements to homes and yards, making the entire area more walkable and inviting.

\$747,621

CDBG FUNDING

\$526,961

LOCAL FUNDING



6,000

Low - income residents
served

“I wanted to say how beautiful our new street is. I love it. The crew that you had working out there were such hard workers. We are very pleased with everything. I just wanted to say thank you and let you know that our street is as beautiful as it can be.” - Arlington Resident

