

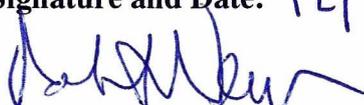
**CONSOLIDATED ANNUAL PERFORMANCE
AND EVALUATION REPORT (CAPER)**

FISCAL YEAR 2010-2011



PALM BEACH COUNTY
DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT
100 Australian Avenue, Suite 500
West Palm Beach, FL 33406
(561) 233-3600

December 2011

Consolidated Annual Performance and Evaluation Report (CAPER)	Program Year: October 1, 2010 - September 30, 2011
Name and Address of Grantee: Palm Beach County Department of Housing and Community Development 100 Australian Avenue, Suite 500 West Palm Beach, FL 33406	Name and Telephone Number of Contact Person: Edward W. Lowery, Director Housing and Community Development (561) 233-3602
<p>The FY 2010-11 Consolidated Annual Performance and Evaluation Report (CAPER) reports on progress Palm Beach County has made in carrying out its Five-Year Consolidated Plan and its Annual Action Plan. All required information is included.</p> <p>The draft CAPER was completed in December 2011. A public notice was published in the Palm Beach Post on December 10, 2011, making the document available for public review and comment over a 15-day period ending December 25, 2011. Public comment, if any, resulting from this process was incorporated into the "Summary of Citizen Participation" section.</p>	
Name and Title of Authorized Official: Robert Weisman, County Administrator	Signature and Date: 12/22/11 

**Palm Beach County
Consolidated Annual Performance and Evaluation Report
FY 2010-2011**

TABLE OF CONTENTS

	Page
Executive Summary	i.
I. Summary of Resources and Distribution of Funds	1
II. Five Year Plan Assessment of Progress	
1. Assessment of the Three- to Five-Year Goals and Objectives	5
a. Describe the accomplishments in attaining the goals and objectives for the reporting period.	
b. Provide a breakdown of the CPD formula grant funds spent in attaining the goals and objectives.	
c. If applicable, explain why progress was not made towards meeting the goals and objectives.	
III. Assessment of Annual Progress	
1. Affirmatively Furthering Fair Housing	8
a. Actions taken to affirmatively further fair housing.	
b. Summary of impediments to fair housing choice.	
c. Actions taken to overcome effects of impediments identified.	
2. Affordable Housing	25
a. Comparison of proposed numeric goals	
b. Section 215 requirements of affordable housing	
c. Efforts to address worst case needs	
d. Efforts to address the accessibility needs of persons with disabilities.	
3. Continuum of Care	32
a. Actions taken to address the needs of homeless persons and persons with special needs	
b. Actions to prevent homelessness	
c. Federal resources obtained from the homeless super NOFA	
4. Other Actions	43
a. Address obstacles to meeting underserved needs.	
b. Foster and maintain affordable housing.	
c. Eliminate barriers to affordable housing.	
d. Overcome gaps in institutional structure and enhance coordination.	

	Page
<ul style="list-style-type: none"> e. Improve public housing and resident initiatives. f. Evaluate and reduce lead-based paint hazards. g. Ensure compliance with program and comprehensive planning requirements. h. Reduce the number of persons living below the poverty level. 	
5. Leveraging Resources	81
<ul style="list-style-type: none"> a. Progress in obtaining other public and private resources that address needs identified in the plan. b. Federal resources from HUD leveraged other public and private resources. c. Matching Requirements. 	
6. Citizen Comment	82
7. Self-Evaluation	84
<ul style="list-style-type: none"> a. Activities and strategies impact on identified needs b. Barriers that have a negative impact on fulfilling strategies c. Adjustments/improvements to strategies and activities to help meet the identified need 	
8. Monitoring	88
<ul style="list-style-type: none"> a. Describe how and the frequency which activities are monitored b. Status of grant programs monitored 	

IV. Program Narratives

CDBG Narrative	92
<ul style="list-style-type: none"> 1. Assessment of Relationship of CDBG funds to Goals and Objectives <ul style="list-style-type: none"> a. Assessment of Relationship of CDBG Funds to Goals and Objective b. Progress made toward goals of providing affordable housing using CDBG funds c. Use of CDBG funds for activities benefiting extremely low-income, low-income, and moderate income persons 2. Changes in Program Objectives 3. Assessment of Efforts in Carrying Out Planned Actions 4. Use of CDBG Funds for National Objective 5. Anti-displacement and Relocation – Activities involving Acquisition, Rehabilitation, or Demolition of Occupied Real Property 6. Low to Moderate Job Activities 7. Program Income Received 8. Prior Period Adjustments 9. Loans and Other Receivables 10. Lump Sum Agreements 11. Neighborhood Revitalization Strategies 12. Section 108 Loan Guarantee 	

	Page
HOME Program Narrative	104
1. Assessment of Relationship of HOME funds to Goals and Objectives	
a. Assessment of use of HOME funds	
b. Progress of meeting the goals of providing affordable housing	
2. HOME Match Report	
3. HOME MBE and WBE Report	
4. Assessments	
a. On-site inspections of rental housing.	
b. Affirmative marketing actions.	
c. Outreach to minority- and women-owned businesses.	
HOPWA Program Narrative	113
Assessment of Relationship of HOPWA funds to Goals and Objectives	
Emergency Shelter Grants Program Narrative	114
1. Assessment of Relationship of ESG Funds to Goals and Objectives	
a. Actions to Address Emergency Shelter and Transitional Housing Needs	
b. Progress made in addressing homeless goals and objectives	
c. How ESG projects are related to implementation of comprehensive homeless planning strategy	
2. Matching Resources	
3. State Method of Distribution	
4. Activity and Beneficiary Data	
5. Chronic Homelessness	
6. Homeless Discharge Coordination	
V. OTHER ATTACHMENTS AND NARRATIVES	
Appendix 1 – Geographical Distribution	120
Appendix 2 – Section 3 Summary Reports	129
Appendix 3 – Notice to Public of Availability of CAPER	134
Appendix 4 – IDIS Financial Summary	135
Appendix 5 – Cumulative Performance Measurement Matrix	142
Appendix 6 – State Housing Initiative Partnership (SHIP)	158
Appendix 7 – Housing, Homeless and Special Need Statistics	163

EXECUTIVE SUMMARY

The FY 2010-11 Comprehensive Annual Performance and Evaluation Report (CAPER) for Palm Beach County, Florida reports primarily on accomplishments achieved by the Department of Housing and Community Development (HCD), in its implementation and administration of the following HUD CPD programs: Community Development Block Grant (CDBG), Emergency Shelter Grant (ESG), HOME Investment Partnership (HOME). In addition to these regular entitlement programs, the County also received funding from HUD for four new programs which were approved by Congress under the Housing and Economic Recovery Act of 2008 and the American Recovery and Reinvestment Act of 2009. The programs are the Neighborhood Stabilization Programs (NSP1, NSP2 and NSP3), the Community Development Block Grant Recovery Program (CDBG-R), and the Homeless Prevention and Rapid Re-housing Program (HPRP). Also, due to past active hurricane seasons, PBC has received five rounds of Disaster Recovery Initiative (DRI) funding between FY 2004-05 and FY 2010-11. The CAPER also reports on accomplishments of other County departments that receive federal and state funds to benefit homeless and special needs populations, the four public housing authorities located within the County's jurisdiction, and recipients of funding through the Continuum of Care process.

Summary of Resources and Distribution of Funds

For the CDBG and HOME Programs, the County's jurisdiction excludes the Cities of West Palm Beach, Boca Raton, Delray Beach, and Boynton Beach. For all other funding sources, the funds are available for countywide use. HCD and its partners had available for distribution \$181,814,648 from federal and state sources to assist in the provision of facilities, housing, and public services and economic opportunities to very-low-, low-, and moderate-income persons and families. Of the amount available, \$70,611,726 was expended during the year. The table below provides a summary of the total funds available, committed, and expended during the reporting period.

Program	Total Funds Available*	Total Funds Committed**	Total Funds Expended
CDBG	\$15,075,529	\$14,158,171	\$6,062,623
ESGP	\$306,973	\$306,973	\$300,350
HOME	\$5,982,842	\$1,657,429	\$3,599,427
SHIP	\$7,203,886	\$1,487,860	\$2,176,711
DRI 2	\$7,460,336	\$7,460,336	\$2,043,767
DRI 3	\$18,934,525	\$1,894,525	\$2,327,754
DRI 4	\$6,532,145	\$163,355	\$27,249
NSP-1	\$14,439,656	\$14,439,656	\$8,850,092
NSP-2	\$49,898,137	\$7,534,546	\$3,908,243
NSP-3	\$11,264,172	\$1,126,417	\$28,860
HPRP	\$1,028,660	\$1,028,660	\$660,687
CDBG-R	\$1,791,140	\$1,791,140	\$1,580,905
Public Housing Authorities	\$34,980,388	\$10,637,639	\$32,941,830
SHP-Continuum of Care	\$4,972,262	\$4,972,262	\$4,972,262
Universal Housing Trust Fund	\$1,625,877	\$1,130,966	\$1,130,966
TOTAL	\$181,814,648	\$69,789,935	\$70,611,726

Community Development Block Grant (CDBG)

HCD undertook several activities and projects within its jurisdiction to provide decent housing, a suitable living environment, and to expand economic opportunities, principally for persons of low- and moderate-income. Palm Beach County's entitlement for FY 2010-11 under the CDBG Program was \$7,351,246. Including funds carried over from previous years and program income earned during the year, \$15,075,529 was available for expenditure, \$14,158,171 was committed, and \$6,062,623 of this amount was expended. Below is a summary of the use of funds and accomplishments by categories.

- In the HCD Housing Program, HCD completed 30 full and emergency rehabilitation cases and \$612,082 was expended.
- Eleven (11) public facilities and infrastructure improvement activities were completed. The total amount expended on these activities was \$3,688,008.
- Nineteen (19) non-profit organizations who received funding completed public service activities. The total amount awarded was \$1,102,687 and the total amount expended on these activities as of September 30, 2010 was \$986,038. The activities undertaken served 3,993 individuals or 97.0% of the number projected to be served.

- Regarding economic development activities, a total of \$785,124 in CDBG funds (10% of the County's entitlement for FY 2010-11) was available for distribution. \$397,440 was awarded to two small business incubators and one CDFI. The remainder (387,684) remains unallocated or is used directly by the Economic Development Office to carry-out activities which provides direct assistance to businesses. During the year, 35.5 FTE jobs were created. The economic development program is administered by the Economic Development Office.

NSP1 and NSP2

The NSP1 is formula based grants, NSP2 is not formula based and was received through a successful competitive application to HUD. Under the NSP1 program \$7.5 million was dedicated to the development of a homeless resource center. This activity has now being completed and plans are far advanced to commence the operation of the facility as a homeless resource center. Also under the NSP1 Program, \$12,845,811 was set aside to implement a first and second mortgage program to be operated by HCD and \$5,000,000 was set aside to operate an acquisition program to be implemented by non-profits, public agencies and municipalities. Under the former, \$10,300,319 was expended and 98 housing units acquired. Under the latter program 37 housing units were acquired and \$37 expended. Of the total expenditure under the program, \$8,850,092 was expended during the year.

Activities funded under the NSP2 Program included a First and Second Mortgage Loan Program to be implemented by the County, Residential Redevelopment Grant Program (RRGP) to be implemented by non-profits and public agencies, and Neighborhood Rental Redevelopment Loan Program (NRRLP) to be implemented by developers. To date under the first and second mortgage program and the Residential Redevelopment Grant Program, \$27,080,000 has been allocated of which \$2,980,756 has been expended, and 28 housing units acquired. Under the Rental Redevelopment Loan Program, \$18,670,000 has been awarded to three developers. Work is currently underway on these projects and to-date \$4,660,478 has been expended.

CDBG-R

CDBG-R funds were used to fund 5 capital improvement projects, one economic development activity and one foreclosure counseling activity. During the year, \$1,580,905 of the initial grant award was expended and the unspent balance amounted to \$210,235. All capital improvement projects are completed; 167 households were provided with foreclosure mitigation counseling, and 149 full-time equivalent jobs were created by the businesses that were assisted.

HOME Investment Partnership Program (HOME)

The objective of the HOME program is to provide affordable housing opportunities for very low and low income households through the following activities: CHDO operated activity involving rehabilitation or new construction of single-family homes for first-time homebuyers; and a First time Homebuyer Second Mortgage Program administered by HCD. Palm Beach County's entitlement for FY 2010-11 was \$2,776,679. Including funds carried over from previous years,

\$5,982,842 was available for distribution during the year. Some \$3,599,427 of the amount available was expended by the end of the year. During the year, HCD successfully subsidized the purchase of 81 single family homes through the Countywide First-Time Homebuyer Program

Emergency Shelter Grants Program (ESGP)

ESGP funds were used to support Operations and Maintenance of emergency and transitional shelter facilities and Homeless Prevention activities in Palm Beach County. Palm Beach County had \$306,973 available, including \$299,384 from the entitlement and \$7,409 from prior year funds. As of September 30, 2010, a total of \$300,350 was expended. HCD awarded funds to 11 non-profit agencies. These agencies assisted 1,964 individuals who were homeless or at risk of becoming homeless.

Homeless Prevention and Rapid Re-housing (HPRP)

This program is administered by the Community Services Department. The Department directly operates the Homeless Prevention component of the program while the Rapid Re-housing component is handled by a non-profit agency. During the year, \$1,028,660 was available for distribution and of this amount \$660,687 was expended. Homeless prevention assistance has been provided to 628 persons and rapid re-housing activity to 347 persons.

Disaster Recovery Initiative Programs

During the year, the County had \$32,927,006 available for expenditure from a total of \$49,512,894 which was received under the DRI1, DRI2, and DRI3 Programs. These funds were provided to the State by HUD to address hurricane damages and mitigation activities and were awarded as a result of hurricanes which affected the county State of Florida in 2004 and 2005. These funds are being administered directly by the State of Florida. Of the amount which was available for expenditure during the year, \$4,398,770 was expended.

State Housing Initiatives Partnership (SHIP)

SHIP funds are part of a dedicated revenue source (documentary stamp tax) for affordable housing and are distributed by the State of Florida to various local governments. Beneficiaries must be low- and very low-income households. For FY 2010-11 a total of \$7,203,886 in SHIP funding was available for distribution and of this amount \$2,176,711 was expended. Funding was used to benefit 26 households under the following programs:

Utility Connection/Impact Fee Program assisted 12 households with the payment of impact fees, sewer and water connection fees, utility connection fees, and/or road impact fees charged by municipal governments.

Single Family Rehabilitation Program assisted 10 single-family, owner-occupied units to upgrade substandard property to meet applicable housing and building code standards.

Foreclosure Prevention Program assisted 2 households facing foreclosure. This program only assists those eligible households that have suffered a documented loss of income due to illness, death, or involuntary loss of employment.

Purchase Assistance Program assisted one eligible household to acquire a housing unit.

Special Needs Replacement Housing Program assisted one homeowner whose units were unfit

for rehabilitation.

Other Sources of Funding and Accomplishments

Other sources of funds include entitlement funds received by Public Housing Authorities and the Supportive Housing Program through the Continuum of Care process. During the year, the public housing authorities in the County expended \$32,941,830 of the \$34,980,388 which was available for expenditure. Also, \$4,972,262 was available through the Continuum of Care Program all of which was expended during the year. Twenty projects received funding during the year and 464 single individuals and 151 families, consisting of 381 family members, were assisted.

Fair Housing Accomplishments

Palm Beach County's Analysis of Impediments to Fair Housing Choices identified issues related to disability, mortgage and credit, and practices related to rental and sale of housing often affecting minorities and the disabled as the major impediments to fair housing in the County. This report contains data from two of the three agencies who are largely responsible for educating and enforcing the fair housing ordinance, namely, the Legal Aid Society of Palm Beach County (LAS) and the Palm Beach County Office of Equal Opportunity (OEO). Both organizations have undertaken programs to advise citizens of their rights under the Fair Housing Act, and conducted investigation of complaints. The Legal Aid Society undertook 30 fair housing training and education activities and the OEO 12. The LAS investigated 72 fair housing complaints of which 53% was on the basis of disability and 42% related to the issue of denial of accommodation. The OEO investigated 74 complaints 40.4% was on the basis of disability and 23% on the basis of familial status. Forty-nine percent of these cases related to the issue of denial of reasonable accommodation, and 28% to the issue of discrimination in the conditions or terms sale, rental occupancy or in the services or facilities.

CONSOLIDATED PLAN GOALS, OBJECTIVES AND ACHIEVEMENTS

The following tables and narrative briefly summarize Palm Beach County's accomplishments to meet the goals identified in the Five-Year Consolidated Plan (FY 2010-15).

Housing

Palm Beach County proposed to provide housing benefits to 1,927 households (700 owners and 1,227 renters) over the five-year period. The 5-Year Plan projected that 510 households would receive assistance during FY 2010-11 (the first year of the Plan) while the FY 2010-11 Action Plan projected that 701 households would receive benefits. During year, housing benefits were received by 4,295 households (163 owners and 4,132 renters) Only approximately 275 of the renters were newly assisted renters, the large majority are assisted under rental programs operated by the 4 housing authorities operating in the PBC entitlement jurisdiction and started to receive these benefits prior to FY2010-11.

Homeless

The Five Year Consolidated Plan for FY 2010-11 estimated that a total of 10,265 homeless persons would receive direct assistance through a combination of ESGP, CDBG and other funding sources. The FY 2010-11 Action Plan estimated that the ESGP and the CDBG program would provide assistance to 2,902 individuals. This annual goal was surpassed, greatly assisted by the number of persons assisted under the HPRP program. During the year a total of 3,592

homeless persons or persons at risk of becoming homeless were served. That is 24% of the number projected to be served over the five-year period.

Non-Homeless Special Needs

The Five-Year Plan identified that 1,500 persons with special needs would be assisted over the five-year period. The FY 2010-11 Action Plan projected that assistance would be provided to 543 such persons. The Action Plan provided \$250,752 in CDBG funding to four non-profit agencies to serve this population. Of the amount provided, \$203,092 was expended and the number of persons served 537, that is, 99.0% of the number projected to be served.

CDBG Public Services

CDBG funds were used to fund other public service activities (not including activities related to homelessness and special needs) such as child care and housing counseling, etc. Some \$752,270 in CDBG funding was awarded to 8 agencies to undertake these public service activities. It was anticipated that 3,008 persons would benefit from the activities which were undertaken with these funds. At the end of the fiscal year, \$664,810 of the total amount awarded had been expended (the amount expended is expected to increase once all invoices are settled) and 2,806 persons benefitted, that is 93.3 percent of the number targeted.

Public Facilities Improvements

The Five-Year Plan for FY 2010-11 estimated that 48 public facilities and infrastructure projects would be undertaken with CDBG funds over the period. The FY 2010-11 Action Plan estimated that 10 such projects would be constructed and awarded \$4,194,977 in CDBG funding to be used to achieve this goal. During FY 2010-11, 11 public facilities and infrastructure projects were completed and \$3,688,008 expended.

Economic Development

The FY 2010-11 Action Plan reported on two major economic development being undertaken by the County, these are, the Section 108 Loan Program and the CDBG funded Program whereby the County sets aside 10% of its annual CDBG entitlement to be utilized for economic development activities. Both programs are administered by the Economic Development Office (EDO). The Five Five-Year Plan projected that 1,525 full-time equivalent jobs (FTE) would be created over the period, and that 452 of these would be created during FY 2010-11. Under the CDBG funded set-aside program, \$785,124 was set-aside to pursue economic development activities. Of this amount, \$397,440 was allocated to two business incubators and one CDFI and the balance retained by EDO to be used by staff to provide direct assistance to small businesses. The activities undertaken by the businesses incubators and the CDFI resulted in the creation of 36.5 FTE, that is, at a rate of \$10,888 per FTE or well within program guideline which requires one FTE to be created with every \$15,000 of CDBG funds invested. The remainder (\$387,684) remains unallocated or is used directly by the Economic Development Office to carry-out activities which provides direct assistance to businesses.

Under the Section 108 Loan Program, \$6,668,000 was provided to businesses and to date, 17 FTE jobs have been created. It is envisioned that the number of jobs created under this program will increase significantly once improvements/expansion to the businesses' facilities, for which most of the Section 108 loans were provided, is completed thereby allowing for hiring of more workers.

I. SUMMARY OF RESOURCES AND DISTRIBUTION OF FUNDS

Available Funds

Palm Beach County's Action Plan for FY 2010-2011 identified federal funding that Palm Beach County's Department of Housing and Community Development (HCD) could reasonably expect to receive and funding that it would pursue during the 2010-2011 fiscal year. The funding that the FY 2010-2011 Action Plan identified included the following grants which are administered by the U.S. Department of Housing and Urban Development (HUD) – CDBG, HOME, ESG, NSP1, NSP2, and HPRP. The Action Plan stated that the County could reasonably expect to receive federal funding from the County's Public Housing Authorities, Continuum of Care, the Emergency Food and Shelter Program, and Ryan White Title 1. HCD as well as other County Departments and local organizations did pursue and were successful in obtaining funding under the programs that the Action Plan identified. The following narrative summarizes the various funding the County received and how the funding was distributed throughout the County.

During FY 2010-2011, Palm Beach County HCD, other County Departments, and local agencies received \$61,645,131 in funding to assist in the provision of facilities, housing, and public services designed to improve the lives of very low, low, middle, and moderate income persons living within Palm Beach County. The amounts allocated during FY 2010-2011 are as follows:

CDBG Program	\$7,351,246
ESG Program	\$299,384
HOME Program	\$2,777,679
Public Housing Authorities	\$35,298,508
NSP-3 Program	\$11,264,172
Continuum of Care	\$4,972,262

The addition of unspent or reprogrammed funds from previous fiscal cycles enabled Palm Beach County to have a total of \$181,496,528 available for use during the year. Of that amount, \$70,611,726 of the available funds were expended.

Other resources available during FY 2010-2011 included funding under the Disaster Recovery Initiative Programs (DRI 2, DRI 3, and DRI 4), Neighborhood Stabilization Programs (NSP-1 and NSP-2), HPRP, CDBG-R, the State Housing Initiative Program (SHIP) and the Universal Housing Trust Fund.

Community Development Block Grant (CDBG)

Under the CDBG Program, Palm Beach County received \$7,351,246 as its entitlement for FY 2010-2011. An additional \$7,724,283 was available for expenditure as unspent funding from previous years. Therefore, the total CDBG amount available for expenditure during the year was

\$15,075,529. Of that amount, \$14,158,171 was committed, and \$6,062,623 was expended during the program year.

Emergency Shelter Grant (ESG)

The ESG Program's entitlement for FY 2010-2011 was \$299,384. An additional \$7,589 was available for expenditure as unspent funding from previous years. Therefore, the total ESG amount available for expenditure during the year was \$306,973. All of the available funds were committed to activities and \$300,350 was expended during the program year.

HOME Investment Partnership (HOME)

The HOME Program's entitlement for FY 2010-2011 was \$2,777,679. An additional \$3,205,163 was also available for expenditure as unspent funding under the HOME program from previous years bringing the total available for expenditure during the year to \$5,982,842. Of this amount, \$2,176,711 was committed and was actually expended under the HOME Program during FY 2010-2011.

State Housing Investment Partnership (SHIP)

During FY 2010-2011, a total of \$7,203,886 was available to be expended under the SHIP Program. As of September 30, 2011, the SHIP Program had expended \$2,176,711 for activities related to direct financial assistance to first-time homebuyers, and owner-occupied emergency rehabilitation of single family housing. SHIP funds were also utilized as the match for the HOME Program.

Disaster Recovery Initiative Programs

As a result of hurricanes which affected the region in 2004 and 2005, Palm Beach County received four rounds of Disaster Recovery Initiative (DRI) Program funds which emanated from HUD and which were provided to the State of Florida, who distributed the funds to affected areas. Under the programs, Palm Beach County received a total of \$49,512,894. For FY 2010-2011, \$32,927,006 was available for expenditure under these programs and actual expenditures under DRI-2, DRI-3, and DRI-4 totaled \$4,398,770.

Neighborhood Stabilization Program (NSP), Homeless Prevention and Rapid Re-housing (HPRP), and Community Development Block Grant-Recovery

In light of the recession now affecting the nation and the resulting collapse of the housing market, stimulus funds were made available via the Housing and Economic Recovery Act of 2008 (HERA) and the American Recovery and Re-investment Act (ARRA) of 2009. These sources brought four additional grants to Palm Beach County which were used to address the objectives of the Consolidated Plan. These are the Neighborhood Stabilization Program (NSP-1 and NSP-2), Homeless Prevention and Rapid Re-Housing Program (HPRP), and the Community Development Block Grant Recovery Program (CDBG-R). Palm Beach County was allocated \$27,700,340 under NSP-1 and \$50,000,000 under NSP-2 to address the problem of abandoned and foreclosed properties in targeted areas. For FY 2010-2011, \$14,439,656 was available under

the NSP-1 Program and \$49,898,137 was available under the NSP-2 Program. Of these amounts, \$8,850,092 was expended under NSP-1 and \$3,908,243 was expended under NSP-2. Under the HPRP, Palm Beach County received \$2,823,871 for activities related to homeless prevention services and housing relocation and stabilization. Of this amount, \$1,028,660 was available during FY 2010-2011 and \$660,687 was expended. The CDBG-R program is expected to stabilize property values and prevent neighborhood blight and meet HUD's overriding goal of creating and preserving jobs. The County received \$1,846,758 under this program. Of this amount, \$1,791,140 was available during the program year and \$1,580,905 was expended on public service activities, economic development, and capital improvement projects by various sub-recipients. For FY 2010-2011, a third round of funding under the Neighborhood Stabilization Program was received as a component of the Wall St. Reform and Consumer Protection Act of 2010. Palm Beach County was allocated \$11,264,172 to continue addressing the problem of foreclosed and abandoned properties in designated target areas throughout the County and to address the redevelopment of rental properties in the Glades Region of Palm Beach County. Funding under all the programs has been committed to activities associated with the various programs.

Palm Beach County Housing Finance Authority

For FY 2010-2011, \$1,625,877 was available from a \$3,000,000 grant provided by the Palm Beach County Housing Finance Authority to HCD during FY 2004-05 for HCD's Countywide Universal Housing Trust Fund. Of this amount, \$1,130,966 was committed and expended during the course of the program year.

Other Public Funding

The following amounts were also available for expenditure during FY 2010-2011 by the public housing authorities located in the Palm Beach County Entitlement Jurisdiction and through the Continuum of Care Program.

- \$5,298,508 was available to the four Housing Authorities (Palm Beach County Housing Authority, Riviera Beach Housing Authority, Pahokee Housing Authority and the Belle Glade Housing Authority). For specific amounts by housing authority, see the section of this document on Actions Taken to Improve Public Housing and Resident Initiatives.
- \$4,972,262 was available, committed and expended by public service agencies under the Palm Beach County Continuum of Care.

**Total Funds Available, Total Funds Committed,
And Total Funds Expended By Program
FY 2010-2011**

Program	Total Funds Available*	Total Funds Committed**	Total Funds Expended
CDBG	\$15,075,529	\$14,158,171	\$6,062,623
ESGP	\$306,973	\$306,973	\$300,350
HOME	\$5,982,842	\$1,657,429	\$3,599,427
SHIP	\$7,203,886	\$1,487,860	\$2,176,711
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DRI 3	\$18,934,525	\$1,894,525	\$2,327,754
DRI 4	\$6,532,145	\$163,355	\$27,249
NSP-1	\$14,439,656	\$14,439,656	\$8,850,092
NSP-2	\$49,898,137	\$7,534,546	\$3,908,243
NSP-3	\$11,264,172	\$1,126,417	\$28,860
HPRP	\$1,028,660	\$1,028,660	\$660,687
CDBG-R	\$1,791,140	\$1,791,140	\$1,580,905
Universal Housing Trust Fund	\$1,625,877	\$1,130,966	\$1,130,966
Public Housing Authorities ***	\$34,980,388	\$10,637,639	\$32,941,830
Continuum of Care	\$4,972,262	\$4,972,262	\$4,972,262
TOTAL	\$181,814,648	\$69,789,935	\$70,611,726

**Available funds include program income and unspent funds from previous years*

*** Funds committed is total funds available less unprogrammed funds*

**** PHA figures do not include RBHA*

*****See Appendix I for maps showing the geographic distribution of funds*

II. FIVE YEAR PLAN ASSESSMENT OF PROGRESS

Description of accomplishments

The following section describes the accomplishments in attaining the goals and objectives which were outlined in the FY 2005-10 Five Consolidated Plan and in the FY 2009-10 Action Plan, as well as the amount and sources of CPD and other HUD funds used to attain the objectives. The section will also explain, where applicable, conditions which have prevented the attaining of certain goals and/or targets.

Palm Beach County's performance in achieving the community development goals which were outlined in its FY 2010-11 Consolidated Plan was very favorable. The County exceeded the goals set for housing and homeless, and substantially achieved those set for special needs, public services and public facilities and infrastructure. An analysis of the county's performance in meeting each of the targets is outlined below.

Housing

The Five Year Consolidated Plan for FY 2010-11 estimated that a total of 1,927 low/mod households would be assisted with homeownership or rental assistance. Of this total, 1,227 were projected to receive rental benefits and 700 were projected to receive homeownership benefits. In order to realize these five-year projections, it was envisioned in the FY 2010-11 Action Plan that during that year benefits would be provided to 701 households (463 renters and 238 homeowners). The Plan identified over \$20,479,435 from various programs (CDBG, HOME, NSP1, SHIP, among others) which would be utilized to provide the projected benefits during the year. During the year some 4,295 households (4,132 renters and 163 owners) benefitted from housing benefits provided by the County. The number of renters who received benefits was largely influenced by those receiving benefits from the public housing authorities Section 8 program (3,467 households) and the number benefitting from the HPRP Program (631 households). It should be noted that of the total renters, only 275 received benefits during FY 2010-11 for the first time..

Homeless

The Five Year Consolidated Plan for FY 2010-11 estimated that over the five year period a total of 10,265 homeless persons or persons at risk of becoming homeless would receive direct assistance through funding identified under the ESGP and CDBG programs. The Five-Year Plan also projected that 2,891 persons would be assisted during the year from \$522,332 provided under the CDBG and ESG programs. During the year the amount of funding which was available to HCD to provide homeless and homeless prevention services was augmented by \$2,716,726 provided under the HPRP program. This brought the total amount of funds available during the year to \$3,275,058 and of this amount, \$2,413,474 was actually expended. Service was provided to 3,592 persons (exceeding the amount targeted by 23.0%).

Non-Homeless Special Needs

The Five-Year Consolidated Plan projected that over the period 2010-15, a total of 1,500 persons with special needs would receive assistance under the CDBG Program, the Plan estimated in

achieving this overall goal, approximately 543 persons with special needs would be assisted in FY 2010-11. During the year, \$250,752 was awarded to four (4) agencies which provided service to this population. Of this amount, \$203,092 was expended. The target for persons to be served during the year was substantially met as service was provided to 537 persons, representing 99.0% of the number targeted to be served.

CDBG Public Services (Excluding Homeless and Special Needs)

CDBG funds were used to fund other public service activities such as child care and housing counseling, case management, credit counseling, fair housing counseling and housing counseling. Some \$485,286 in CDBG funding was awarded to eight (8) agencies to undertake these activities. It was anticipated that approximately 3,008 persons would benefit from the activities which were undertaken with these funds. At the end of the fiscal year, \$461,725 (95% of the total amount awarded) had been expended and 2,806 persons benefitted, that is 93.0% of the number targeted.

Public Facilities Improvements

The Five-Year Consolidated Plan projected that 48 public facilities and infrastructure projects, funded with CDBG funds, would be completed over the five-year period. The Action Plan for FY 2010-11 allocated \$4,194,977 in CDBG funds to undertake 10 projects. During the year 11 projects were completed and \$3,688,008 expended (88% of allocation). It should be noted that due to the lengthy implementation process for capital projects, many projects which are reported as completed during this fiscal year were actually funded in a previous year.

Economic Development

The Five-Year Consolidated Plan estimated that through economic development activities undertaken under the CDBG funded Economic Development Set-Aside Program and the Section 108 Loan program, some 1,525 full-time equivalent jobs will be generated. The Plan anticipated that 452 of these jobs would be created or retained in FY 2010-11. During the year, 53.5 full-time equivalent jobs were created or retained. The lag in the number of jobs *created vis-à-vis* the number of jobs proposed to be created is due to the fact that most of the jobs to be created under the Section 108 Program will be generated after improvements (usually construction related) to buildings and infrastructure of the businesses are completed. In many instances, these improvements are still underway.

**Summary of
CPD Goals/Accomplishments & Allocations/Expenditures**

Activity	5-Year Plan Projected Target	FY 10-11 Action Plan	Results FY 10-11	CPD funded Awarded	CPD Funds Expended
Housing	1,927	701	4,295	\$20,479,435	\$13214,948
• Owners	700	238	163	\$2,379,435 HOME \$300,000 CDBG \$12,800,000 NSPI	\$878,445 HOME \$158,668 CDBG \$9,530,354 NSPI
• Renters	1,227	463	4,132	\$5,000,000 NSPI	\$2,647,481 NSPI*
Homeless	10,265	2,902	3,592	\$3,275,058	\$2,941,364
• CDBG	N/A	569	650	\$273,917	\$249,761
Direct Homeless Assistance	N/A	569	650	\$345,417	\$321,221
Homeless Prevention Assistance	N/A	0	0	0	0
• ESGP	N/A	2,333	1,964	\$284,415	\$278,129
Direct Homeless Assistance	N/A	1,672	1778	\$207,297	\$201,517
Homeless Prevention Assistance	N/A	661	286	\$77,118	\$76,621
• HPRP	N/A	978	978	\$2,716,726	\$2,413,474
Direct Homeless Assistance	N/A	N/A	347	\$1,826,200	\$1,597,055
Homeless Prevention Assistance	N/A	N/A	631	\$890,526	\$816,419
Special Needs	1,500 Persons	543 Persons	537 Persons	\$250,752	\$203,092
CDBG Public Service	16,703 Persons	3,008 Persons	2,806 Persons	\$757,270	\$664,810
Public Facilities and Infrastructure	48 Projects	10 Projects	11 Projects	\$4,194,977 CDBG	\$3,688,008 CDBG
Economic Development	1,525 FTE Jobs	452 FTE Jobs	53.5	\$7,453,124	\$496,800
• CDBG Set-Aside FY 2009-10	525 FTE Jobs	30 FTE Jobs	36.5	\$785,124 CDBG	\$496,800CDBG
• Section 108 Loan Program	700 FTE Jobs	422 FTE Jobs	17	\$6,668,000	Not available

III. ASSESSMENT OF ANNUAL PROGRESS

1. Affirmatively Furthering Fair Housing

a. Actions Taken to Affirmatively Further Fair Housing

The Palm Beach County Analysis of Impediments to Fair Housing Choice, Fiscal Years 2010-2015 identified the following ongoing activities in the county which promoted Fair Housing:

- The Palm Beach County Fair Housing Ordinance was first adopted in 1984 and was made substantially equivalent to the federal Fair Housing Act through amendments in 1995 and 1996. In addition to protection provided by the federal law, the local ordinance also prohibits discrimination on the basis of marital status, sexual orientation, and age. In FY 2008-09, Palm Beach County Board of County Commissioners added gender identity or expression to the protected classes in Palm Beach County. This addition brings the total protected classes in Palm Beach County to eleven (11) which is four more than on the federal level.
- Palm Beach County Office of Equal Opportunity is HUD qualified as a Fair Housing Assistance Program (FHAP). The Legal Aid Society and Fair Housing Center of the Greater Palm Beaches, Inc. are advocacy agencies which qualify under HUD's definition as Fair Housing Initiative Program (FHIP).
- The Legal Aid Society (LAS) assisted by CDBG funding, among other sources, undertake outreach, mediation, counseling, testing, administrative and litigation actions, to identify and inform on fair housing rights and address violations.
- Fair Housing Center for the Greater Palm Beaches, Inc. an agency which works to ensure equal and affordable housing opportunities for all people, carries out testing, enforcement, and education, predatory lending prevention, outreach and counseling programs.
- The Office of Equal Opportunity, the Legal Aid Society of Palm Beach County and the Urban League of Palm Beach County provide one or more of the following informational programs and activities throughout the year: Anti-Predatory and Fair Lending education and support seminars, Presentations targeting school children, attorneys, realtors, builders, community association boards and property managers regarding what fair housing is and their rights and obligations as provided by fair housing laws, Foreclosure Prevention Clinics and counseling, housing counseling concerning affordable housing opportunities, Fair housing outreach programs, Fair Housing, counseling services to persons who lodge housing discrimination complaints, and a Disability Accessibility Awareness program geared to assist County government, countywide organizations and public facilities maintain compliance with the Americans with Disabilities Act.
- The four Boards of Realtors are quartered in Palm Beach County offer training and encouragement for the professional, legal and ethical practice of real estate.

- Low income homebuyers, participating in Palm Beach County Homebuyers Programs are insulated from the risks of the non-institutional lending market by the Community Financing Consortium which provides below market rate interest mortgage loans for the acquisition and rehabilitation of homes.
- Four public housing authorities operate in Palm Beach County entitlement jurisdiction operate a total of 1,662 public housing units. In addition, these housing authorities received \$19,601,764 in funds to accommodate approximately 2,671 Section 8 and State of Florida Tenant Based Rental Housing Vouchers. The increased purchasing power made available through the voucher program can overcome some measure of housing discrimination.

The use of HOME and SHIP funds serve to make prospective homebuyers, who are predominantly low and moderate income and/or mostly minorities, and who would otherwise be ineligible for a standard rate loan, viable and competitive borrowers, thus removing them from the non-institutional and often predatory lending marketplace.

b. Summary of Palm Beach County Analysis of Impediments to Fair Housing Choices

Palm Beach County Housing and Community Development (HCD) is responsible for the preparation of the Analysis of Impediments to Fair Housing Choice, as required under HUD Regulation 24 CFR 91.225(a)(1). To accomplish this task, the County utilized information gathered over the past five years from the Legal Aid Society and the Office of Equal Opportunity, as well as data gathered through research by the Home Mortgage Disclosure Act, the American Community Survey, the U.S. Bureau of Labor Statistics, and services Palm Beach County non-profit agencies and County departments. Additionally, data gathered by HCD staff, data extracted from the Palm Beach County Affordable Housing Study (FY 2000-2005), the draft of the Palm Beach County Five Year Consolidated Plan (FY 2010-2015) and instructional materials distributed at fair housing educational events. Data is also utilized from the 2000 U.S. Census as directed by HUD as the results of the 2010 Census are not yet available. This information formed the basis of the Palm Beach County Analysis of Impediments to Fair Housing Choice, Fiscal Years 2010-2015.

The chart below summarizes the major impediments to Fair Housing which were identified in Palm Beach County's Analysis of Impediments to Fair Housing Choices for FY 2010-2015. The Chart also reported on the specific accomplishments to date. It should be noted that some of the impediments identified can only be addressed by Federal or State actions, where these occur, they are identified on the chart.

IMPEDIMENT(S) IDENTIFIED IN AI	GOALS TO ADDRESS IMPEDIMENTS	STRATEGIES TO MEET THE GOALS	ACCOMPLISHMENTS/ COMMENTS
Ensure that access requirements are always included in finished construction projects.	Full compliance in the future	<ul style="list-style-type: none"> • Code officials to ensure that all legally mandated access requirements are included before issuing CO. • OEO to promote ongoing fair housing training for planners, building design and construction professionals 	<ul style="list-style-type: none"> • This practice is being enforced by PBC • These have being periodically planned
Manipulation of credit scoring methods to include discriminatory practices	Have financial institutions apply the system fairly and educate the public of this practice by some lenders.	<ul style="list-style-type: none"> • Impose oversight of the credit scoring process. • Appropriate authority should bring non-bank lenders to meet institutional banking standards. • Education and outreach Programs conducted by local fair housing entities. 	<ul style="list-style-type: none"> • Although identified in the AI, the proposed strategy is not a function of County Government. • Although identified in the AI, the proposed strategy is not a function of County Government
The use of predatory lending practices (a strategy which is not now prevalent) especially on lower income households which makes them more likely to lose their home to foreclosure.	Eliminate the practice through actions by the state/Federal Governments; Educate the public about the practice to allow them to recognize when they are being subjected to it.	<ul style="list-style-type: none"> • Federal and State governments should regularly review and revise legislation to keep pace with the changing tactics of predatory lenders • Appropriate authority should bring non-bank lenders up to banking institutional standards • Administrators of public funds should require developers who receive public funds for housing development to complete fair housing training • Fair Housing organizations within the County to monitor incidence of this occurrence from their records and pursue enforcement actions if required. 	<ul style="list-style-type: none"> • Although identified in the AI, the proposed strategy is not a function of County Government. • Although identified in the AI, the proposed strategy is not a function of County Government. • All HCD agreements require that the developers be aware of and comply with fair housing requirements. • Legal Aid Society undertook 9 new home buyer workshops during the year.

IMPEDIMENT(S) IDENTIFIED IN AI	GOALS TO ADDRESS IMPEDIMENTS	STRATEGIES TO MEET THE GOALS	ACCOMPLISHMENTS/ COMMENTS
Issues Related to Disability and Other Bases for Discrimination	Reduce the incidences of fair housing discrimination on the basis of disability in Palm Beach County.	<ul style="list-style-type: none"> • Ensure that all members of the Fair Housing Board, appointed by the BCC of Palm Beach County, receive fair housing training upon appointment to the Board and receive periodic refresher training in fair housing issues. • Contract with the legal Aid Society of Palm Beach County to identify and pursue enforcement actions against perpetrators. • PBC Office of Equal Opportunity Fair Housing to identify and pursue enforcement actions against perpetrators. 	<ul style="list-style-type: none"> • 38 cases related to discrimination on the basis of disability were identified and pursued. • 44 cases related to disability were investigated by the OEO.
Practices related to rental and sale of housing (Discrimination often affects minorities, the disabled, Native American.)	Reduce the number of persons being discriminated against on the basis of age, color, national origin, and familial status.	<ul style="list-style-type: none"> • Educate realtors, developers and managers of rental properties on Fair housing issues related to steering, reasonable accommodation, refusal to rent or sell etc. on the basis of age (elderly), color, national origin, and familial status. 	<ul style="list-style-type: none"> • 64 cases were identified and investigated by the OEO and LAS. Also, OEO and LAS held 42 workshops, seminars, display booths to educate realtors, managers of rental properties and renters, and homeowners, among others.

c. Summary of Actions Taken in FY 2010-11 to Overcome the Effects of the Impediments Identified in the AI

Overview of Fair Housing Accomplishments (FY 2010-11)

The Legal Aid Society of Palm Beach County, Inc., Fair Housing Center of the Greater Palm Beaches, Inc., and Palm Beach County Office of Equal Opportunity (OEO) are the lead agencies in Palm Beach County for fostering and enforcing fair housing practices. The Palm Beach County Office of Equal Opportunity is directly funded by County disbursed general revenues and, by virtue of being a FHAP, by grant funding received from HUD. Palm Beach County continues to exhibit a keen interest in ameliorating fair housing impediments in the County and to this end has traditionally funded non-profit agencies to undertake fair housing education, counseling and enforcement activities.

The following details the accomplishments of two of the three agencies mentioned above during FY 2009-10.

The Legal Aid Society of Palm Beach County, Inc.

During FY 2010-11, the County, under its CDBG Program, provided funding amounting to \$190,000 to the Legal Aid Society of Palm Beach County, Inc. to fund the implementation of the Fair Housing Project. The overall cost to undertake this activity was estimated at \$304,369 and the matching funds were provided by the Legal Aid Society of Palm Beach County from other sources. As a condition for receiving these funds, the legal Aid Society of Palm Beach County was contractually required to do the following:

- Assist the County in assessing the effectiveness of implementing the recommendations of the Analysis of Impediments to Fair Housing Choices.
- Provide enforcement or counseling services to seventy-two (72) persons who lodge housing discrimination complaints.
- Conduct twenty-four (24) Fair Housing workshops to various citizens and professional groups. Said workshops shall benefit at least five hundred (500) persons and will be held throughout the County and will cover all protected classes as defined by the County. For purposes of this Agreement, Fair Housing means building awareness of and compliance with Title VIII of the Civil Rights Act of 1968, as amended, and the Palm Beach County Fair Housing Ordinance.
- Conduct one (1) Foreclosure Prevention Clinics to benefit at least fifty (50) persons and will be held throughout the County to educate various citizens, specifically targeting low and moderate income persons on how to prevent mortgage foreclosure.
- Represent thirty clients in foreclosure cases.
- Publicize its Fair Housing services and workshops through public service announcements, press releases, broadcast media releases, and notices to service providers, the general public, financial institutions, and housing providers on a quarterly basis. The Agency shall also

make informational Fair Housing brochures available to the public. The Agency shall make an effort to provide said publicity and brochures in languages other than English, including but not limited to Spanish and Creole.

- Work in partnership with public and private agencies who deal with fair housing issues. These partnerships will include, but will not be limited to, U.S. Department of Housing and Urban Development (HUD), the Palm Beach County Office of Equal Opportunity, the Florida Commission o Human Rights, Fair Housing Center of the Palm Beaches, Inc., and other groups who demonstrate how best to jointly address fair housing issues in a cost effective, non-duplicating manner.

At September 30, 2011, the Legal Aid Society of Palm Beach County had met the numerical goals outlined in the contract with the county by initiating 72 enforcement cases and hosting 24 workshops. The agency also conducted one (1) foreclosure prevention clinic. The table below summarizes the fair housing initiatives which were undertaken in FY 2010-11 by the Legal Aid Society of Palm Beach County, Inc.

**Summary of Fair Housing Activities
Legal Aid Society of Palm Beach County,
FY 2010-11**

Activities	FY 2009-10	FY 2010-11
Enforcement Cases Opened	72	72
Foreclosure Cases Opened	30	30
Tenants in Foreclosure Cases Opened	--	20
Enforcement Cases Resulting from Outreach	31	25
Tests Conducted	2	2
OEO Complaints Filed	13	6
HUD Complaints Filed	0	0
FCHR Complaints Filed	0	0
Referrals to Fair Housing Center for Investigation	0	0
Civil Actions Filed	3	7
Workshops	24	24
a. Lecture/Breakout Presentations	7	11
b. Fair Housing Booth at General Event	17	13
Public Education Workshops	--	8
a. Foreclosure Prevention Clinic	2	1

FAIR HOUSING COMPLAINTS

Complaints by Basis

The Legal Aid Society of Palm Beach County, Inc. (LAS) received 72 fair housing complaints in FY 2010-11. During 2010-11, the dominant basis for complaint was Disability at 53.0% (up from 46.0% in FY 2009-10). Following disability as bases for complaints were National Origin (22%), Race (11%) and familial status (8%). Notably, no discrimination case based on age was reported during the year compared to ten cases in FY 2009-10.

Basis for Complaints Legal Aid Society of Palm Beach County, Inc. FY 2010-11

Basis	FY 2009-10		FY 2010-11	
	Number	% of Total	Number	% of Total
Disability	33	46.0	38	53
Color	0	0	0	0
Race	9	12.5	11	15
Sex	1	1.0	1	1
Religion	0	0	0	0
Age	10	14.0	0	0
Familial Status	8	11	6	8
Sexual Orientation	0	0	0	0
Marital Status	2	3.0	0	0
National Origin	9	12.5	16	22
TOTAL	72	100.0	72	100

Complaints by Issues

Of the 72 complaints received by the Legal Aid Society of Palm Beach County during FY 2010-11, Denial of Accommodation at 42.0% (compared with 38.0% in FY 2009-10) was by far the leading issue. Other prominent issues were Rental Terms (25% compared to 11.0% during FY 2009-10), Harassment at 14.0% (compared to 19.0% during FY 2009-10), and Refusal to Rent at 14.0% (compared with 15% in FY 2009-10).

Complaint Issues
Legal Aid Society of Palm Beach County, Inc.
FY 2010-11

Issue	FY 2009-10		FY 2010-11	
	Number	% of Total	Number	% of Total
Refusal to Rent	11	15	10	14
Discrimination/Sale	2	3	3	4
Harassment	14	19	10	14
Intimidation	0	0	0	0
Denial of Accommodation	27	38	30	42
Rental Terms	8	11	18	25
Retaliation	0	0	0	0
Predatory Lending	2	3	0	0
Selective Code Enforcement	1	1	0	0
Other: Home Ownership	7	10	1	1
TOTAL	72	100.0	72	100

Foreclosure Prevention

As a result of the housing crisis which has been affected the country over the past few years and the fact that Palm Beach County is one of the most prominent areas affected, Palm Beach County contracted with the Legal Aid Society to undertake foreclosure prevention clinics, and to represent county residents in foreclosure and foreclosure prevention cases.

Thirty (30) clients were assisted in the foreclosure prevention arena. The majority of these (26) were provided with foreclosure litigation defense.

Activity	# of Cases	% of Total
Rescue/Modification Scam	0	0
Loan Modification Assistance	1	3
Foreclosure Litigation Defense	26	87
Other/Brief Services	3	10
Total	30	100

Tenants in Foreclosure

Twenty (20) clients were provided in actual foreclosure cases. Of these, eight (8) were in connection with post foreclosure sale issues, and six (6) were landlord evictions.

Activity	# of Cases	% of Total
Rent Demands by Associations	3	15
Landlord Eviction	6	30
Post Foreclosure Sale Issues	8	40
Other/Brief Services	3	15
Total	20	100

Complaints by Racial Composition

The legal Aid Society of palm Beach County Fair Housing Project represented one hundred twenty-two clients in fair housing and foreclosure issues during the year. Most complaints by far were received from Whites (40%), followed by from Hispanics (28) and Blacks (25%). Complaints filed were reasonable consistent with the racial composition of Palm Beach County where Whites 74.5 % of the population, Blacks or African Americans for 15.7% of the population and Hispanics or Latinos 17.3% of the population.

Race Breakdown of Project Beneficiaries Legal Aid Society of Palm Beach County, Inc. FY 2010-11

Race	FY 2009-10		FY 2010-11	
	Number	% of Total	Number	% of Total
Asian, Native Hawaiian, Other Pacific Islanders	0	0	4	3
Black or African American	21	20.6	31	25
Hispanic or Latino Only	20	19.6	34	28
Hispanic/Latino and Black/African American	0	0	0	0
Hispanic/Latino and White	0	0	0	0
American Indians or Native Alaskan	0	0	0	0
White	60	58.8	49	40
Other Individual Race	0	0	2	2
Other Multiple Combinations	1	1	0	0
Unknown at time of Report	0	0	2	2
Total	102	100.0	122	100

Note: The above racial/ethnic data are based on self-identification by the complainants. Complainants are given the opportunity to select as many of the following racial/ethnic groups as they believe apply to them: American Indian or Native Alaskan, Native Hawaiian or Other Pacific Islander, Asian, Black or African American, Hispanic or Latino, White, and Other. FY 2010-11 includes foreclosure cases clients.

Complaints by Income Group

At least 84% of all complaints received during FY 2010-11 were from persons/families whose income is equal to or less than 80% of the County's MFI, adjusted for family size. In FY 2009-10 this percentage was 77%. The most pronounced change in the complaints by income category occurred in the low-income group which increased by 21%.

**Income Group of Persons Filing Complaints
Legal Aid Society of Palm Beach County, Inc.
FY 2010-11**

Income Group	FY 2009-10		#FY 2010-11	
	Number	% of Total	Number	% of Total
Very Low Income	23	22.5	18	15
Low Income	43	42.2	77	63
Low/Moderate Income	13	12.7	7	6
Moderate Income and Higher	23	22.6	18	15
Unknown at Time of Report	0	0	2	2
TOTAL	102	100.0	122	100

Geographic Location of Complaints

Seventy percent of all fair housing/foreclosure cases handled by the Fair Housing Project during the year emanate from the Palm Beach County Entitlement Jurisdiction (34% from unincorporated Palm Beach County and 36% from municipalities with interlocal cooperation agreements with Palm Beach County). The remaining 30% originated from municipalities which are not a part of the palm Beach County Urban County Jurisdiction.

**Geographic Location of Complaints Filed
Legal Aid Society of Palm Beach County, Inc.
FY 2010-11**

Geographic Location	FY 2009-10		FY 2010-11	
	Number	% of Total	Number	% of Total
Unincorporated Palm Beach County	35	34.3	41	34
Municipalities within PBC Entitlement Jurisdiction	39	38.2	44	36
Sub-Total (PBC Entitlement Jurisdiction)	74	72.5	85	70
Incorporated Areas outside of the PBC Jurisdiction	28	27.5	37	30
TOTAL	102	100.0	122	100

Palm Beach County Office of Equal Opportunity

During FY 2010-11, 74 individuals filed fair housing complaints with the Palm Beach County Office of Equal Opportunity (OEO), this represents a 58% reduction in the number of complaints filed when compared with the previous year. On occasion, the complaints alleged multiple bases. Of the 74 complaints filed, 59% were on the basis of disability (which continued to be the leading basis for complaints); 21% on the basis of race and gender; and 9% on the basis of national origin. Notably, familial status which in previous years was a major basis for complaint in the past, only reflected one complaint.

**Basis for Complaints
Palm Beach County Office of Equal Opportunity
FY 2010-11**

Basis	FY 2009-10		FY 2010-11	
	Number	% of Total	Number	% of Total
Race or Color	20	15.9	16	21
Gender	6	4.8	4	5
Familial Status	30	23.8	1	1
National Origin	15	11.9	7	9
Religion	2	1.6	1	1
Disability	51	40.4	44	59
Age	0	0	1	1
Marital Status	1	0.8	0	0
Sexual Orientation	0		0	0
Retaliation	1	0.8	2	3
Other –Sexual Harassment	0		0	0
Other –Gender Identity or Expression	0		0	0
Other (Specify)	0		0	0
Total	126	100.0%	74	100.0%

Complaints by Issues

When categorized by issues, the 74 complaints received constituted 77 complaint issues. Denial of reasonable accommodation which made up 49% of the complaint issues was the most prevalent. This was followed by discrimination in the conditions or terms of sale, rental occupancy or in services or facility (28%), and refusal to rent (12%).

Complaint Issues Palm Beach County Office of Equal Opportunity FY 2010-11

Issue	FY 2009-10		FY 2010-11	
	Number	% of Total	Number	% of Total
Refusal to rent, sell, etc.	23	15.6	9	12
Falsely deny housing was available	1	0.07	0	0
Discriminate in the conditions or terms of sale, rental occupancy or in services or facilities	57	39.0	22	28
Advertise in a discriminatory way	5	3.4	1	1
Engage in blockbusting	0	0	0	0
Discriminate in financing	6	4.1	1	1
Discriminate in broker's services	0	0	0	0
Intimidation, interference or coercion	9	6.2	5	6
Sexual harassment	0	0	0	0
Denial of reasonable accommodation	41	28.1	38	49
Denial of reasonable modification	4	2.7	2	3
Retaliation			0	0
Accessibility			0	0
Other (Specify)			0	0
Totals	146	100.0%	77	100.0%

Examples of Fair Housing Actions Taken By Legal Aid Society of Palm Beach County

October 2010

LAS obtained dismissal of an eviction notice against a tenant in a foreclosed building because it was filed by the property manager and not the bank.

November 2010

LAS is investigating a mobile home park who makes a practice of selling mobile homes to its mostly Hispanic, non-English speaking residents but refuses to give them title. If they fall behind on rent, the park evicts them and resells the home to someone else.

December 2010

The Fair Housing Project is representing a Spanish speaking couple who are being evicted because their mobile home park refused payment tendered by a family member instead of them.

January 2011

The Fair Housing Project is representing a homeowner who was foreclosed even though she was making modification payments on her mortgage at the time. The bank even accepted two more payment after the judgment.

February 2011

The Fair Housing Project is representing a disabled individual in a condo where all owners have been locked out of the common by the master association because a few were behind on maintenance payments. Reasonable accommodation will be requested for the disabled client to use the pool. This is needed as therapy for his disability.

March 2011

The Fair Housing Project is assisting a disabled client with her request for a reasonable accommodation allowing her to install a chair lift to her second floor condominium unit.

April 2011

The Fair Housing Project is representing a disabled senior on Section 8 who is being evicted after denying her reasonable request for accommodation.

May 2011

The Fair Housing Project is representing a disabled individual who is being foreclosed upon by his condominium association. The Fair Housing project is trying to get the County to pay his delinquency, while also requesting a reasonable accommodation for a payment plan should this effort fails.

June 2011

The Fair Housing Project represented a disabled senior who lives in a condominium and has difficulty walking from the building to her assigned parking space. An agreement was negotiated to move her parking space closer to the building.

July 2011

The Fair Housing Project represented a developmentally disabled individual who needed 24-hour care. Her condominium prohibits pick-up trucks, but the client does not control which caregivers are assigned to her or what they drive. Reasonable accommodation was obtained to allow her caregivers to have pick-up trucks on the property.

August 2011

The Fair Housing Project helped negotiate a settlement with a homeowner association allowing a mobility impaired senior to place pavers on the uneven ground around her home as a reasonable accommodation for her disability.

September 2011

The Fair Housing Project filed an office of Equal opportunity Complaint against a condominium that explicitly prohibits children under a certain age from being able to live there. The client was denied approval of her lease because of her young children.

Fair Housing Training and Education Undertaken by LAS and OEO in FY 2010-11

The Legal Aid Society of Palm Beach County

October 2010

- Staff Booth at Senior Fest for distribution of literature and interaction with the attendees. Venue- Bethesda Memorial Hospital, attendees- 50.
- Conduct first-time homebuyer class. Venue LIFT. Attendance 10.
- Fair Housing Foreclosure Workshop. Glades area, 10 attendees.
- Senior Center Open House, West County Senior Center, staff booth and distribute literature, 25 attendees.
- Fair housing information brochures continued to be made available to public in English and Spanish.

November 2010

- Foreclosure Prevention Clinic, Lantana, 25 Attendees.
- Staff Booth at Senior Health Fair, West Palm Beach, 125 attendees.
- New Homebuyer Workshop, lake Worth, 40 Attendees
- Landlord-Tenant Workshop, Casa Del Monte Mobile Home Park, West palm Beach, 70 Attendees.- Received one application for fair Housing services..

December 2010

- New homebuyer Workshop, Lake Worth, 20 attendees.

January 2011

- Seminar on Residential Mortgage Foreclosure Mediation, Royal Palm Beach.
- New Homebuyer Workshop, Lake Worth, 50 attendees.

February 2011

- New homebuyer Workshop, Lake Worth, 20 attendees.
- New homebuyer Workshop, West Palm Beach, 10 attendees.
- Staff booth at Money Wise Expo, Sponsored by Wachovia, PBC, PNC, United Way, among others, West palm Beach, 50 attendees
- Staff booth at I Have a Dream Health and Safety Fair, West Palm Beach, 200 attendees.

March 2011

- New homebuyer Workshop, West Palm Beach, 10 attendees.
- New homebuyer Workshop, Lake Worth, 40 attendees.
- Staff booth ad Art Fest by the Sea, Juno Beach, 1000 attendees.
- Staff Booth at Wellington Branch library Community Fair, 140 attendees.

April 2011

- Presentation on Tenants in Foreclosure, West Palm Beach, 40 attendees.
- Staff Booth at Century Village Spring Health Fair and Senior Expo, WPB, 250 attendees.
- Lecture New Homebuyer Workshop, Lake Worth, 30 attendees.

May 2011

- New Homebuyer Workshop, lake Worth 30 attendees
- Tenant in foreclosure presentation, Boynton Beach, 15 attendees.
- Tenant in foreclosure presentation, Sickle Cell Foundation, West palm Beach, 20 attendees
- Staff booth at Haitian Heritage Month Celebration, Belle Glade, 150 attendees

June 2011

- Conducted one Fair Housing testing at a condominium facility for familial status discrimination.

August 2011

- Presentation on Protecting Tenants at Foreclosure Act and Fair Housing Act for Consumer Credit Management Services located in Delray Beach, approximately 30 attendees

September 2011

- Presentation on the Protecting Tenants at Foreclosure Act and Fair Housing Act for the Realtors Association of the Palm Beaches.

Office of Equal Opportunity Fair Housing

May 2010– May 2011

- Submit monthly fair housing articles for inclusion in the “Regional RE Views Magazine” which is the local MLS organization’s journal that is sent to its 11, 258 active subscribers and more than 2,100 realty offices.

November

- Bristol Mgmt. Services, Jupiter-Fair Housing presentation to community association board members, managers and their attorneys. Approximately 100 persons participated.

January

- South Florida Fair- West Palm Beach, FL. Fair housing display with brochures, informational and promotional items provided during the 2-week event where attendance was approximately 600,000.

February

- Artigras, Jupiter- Fair Housing display with brochures and informational materials and promotional items. Three (3) day art and cultural festival with approximately 100,000 attendees.

March

- Pride Fest, Lake Worth, FL. Sponsored by COMPASS, Inc.- This festival is publicized as Palm Beach County's largest LGBT festival and features local and national entertainment. Provided fair housing information attended by approximately 10,000 persons.
- Royal Palm Beach Arts & Music Festival- Two (2) day festival in the western part of the County. Set up fair housing booth and provided fair housing information, brochures and promotional items. Approximately 2000 persons attended this event.
- Artfest by the Sea, Juno Beach- Fair Housing Display with brochures and informational materials and promotional items. Two (2) day art and cultural festival with approximately 100,000 attendees.

April

- Roosevelt Middle School- Presented fair housing information to middle school students and informed them about upcoming fair housing month contest. Approximately 20 students attended.
- Children's Home Society Bridges Program- Presented fair housing information to group of participants. The program helps families obtain the services and assistance they need so they may support their children's learning and development. Approximately 15 persons attended
- Black Gold Festival, Belle Glade Marina- Multi-cultural event will include a fair housing display with brochures, informational materials and promotional items. Approximately 1,000 attendees attended.
- Delray Affair- Three (3) day art and cultural festival with attended by approximately 100,000 attendees included a fair housing display with brochures, informational and promotional items.
- Fair Housing Month Poster Essay & Multimedia Contest- Contest for students in grades 3, 7 and 11. Presented in cooperation with the Realtors Association of the Palm Beaches, Inc. The theme for the contest was "Fair Housing Opens Hearts and Opens Neighborhoods" A panel of local and county elected officials, art experts, the community and fair housing advocates judged the entries and chose the winning entries from posters, essays and videos. The winners were honored at a reception held at the Realtors office on April 21, 2011. Winners received cash prizes.

III. ASSESSMENT OF ANNUAL PROGRESS

2. Affordable Housing

Palm Beach County's Five Year Consolidated Plan (FY 2010-15) projected that over that five-year period a total of 22,612 housing units would be needed to satisfy the expected demand by persons/households who are of extremely-low, low, moderate, and middle incomes. Of these, 17,469 homes would be required by owners, and 5,141 homes would be required by renters. At the time the Plan was generated, it was recognized that identifiable public funds would only allow for assistance to 1,927 households (700 owners and 1,227 renters) thereby satisfying only 8.5% of the projected need.

The Palm Beach County Action Plan (AP) for FY 2010-11 projected that 35 housing units would be required to be rehabilitated annually to reach the five-year goal of 187 units. Rehabilitation of owner-occupied housing was projected to be increased from the annualized Five Year goal of 35 to 87 units during FY 2010-11 with CDBG and SHIP funds being the primary funding sources. Acquisition of owner housing was projected at 151, or 29% of the overall Five Year Plan goal of 513 units per year. There were no units projected for new construction of rental housing units in FY 2010-11. The projection for rehabilitation of renter-occupied housing was 109 units, representing 82% of the overall Five Year goal of 133 units. These AP projections were set not to correspond with Five Year Plan goals, but to more accurately reflect the reality of program output given funding levels, activity costs, organizational capacity, and expected subawardee project types.

During FY 2010-11, Palm Beach County utilized CDBG, HOME, NSP1, SHIP, and Public Housing Authority Programs to provide a total of 438 affordable housing units (163 owners and 275 renters). This accomplishment fell short of the AP target of 701 units by 38% (263 units).

The 163 owner units the County provided during FY 2010-11 surpassed the annual Five Year Plan goal of 136 units (27 units/20% surplus). The County did however fall short of the FY 2010-11 AP target of 238 units by 75 units which represents a 32% deficit. The deficit in ownership assistance may be attributed to the slow progress of the NSP2.

The 275 renter units the County assisted during FY 2010-11 was also short of the goal of the AP target of 463 units and the annualized Five Year Plan goal of 238 units. The 275 renter households assisted through the public housing programs exceeded the annual Five-Year goal of 182 by 76 units; however, the County did not attain the AP target of 338 units. The data relating to public housing only includes households newly-assisted through voucher programs assuming a 5% annual turnover of housing vouchers. In total 3,467 households were assisted with housing during FY 2010-11 by the four public housing authorities within the Palm Beach County Jurisdiction.

The following table (Table I, *Palm Beach County Affordable Housing Targets and Accomplishments for FY 2010-11*) depicts Palm Beach County's affordable housing targets and accomplishments for FY 2010-11. Figures include housing units provided through the

following: 1) CDBG Single-Family Rehabilitation Program; 2) HOME 1st-time Homebuyer Program; 3) NSP1 1st Mortgage Program; 4) NSP1 Residential Redevelopment Grant (subrecipient) Program; 5) SHIP Utility Connection Assistance; 6) SHIP Single-Family Rehabilitation; 7) SHIP Special Needs Housing Replacement; and 8) Public Housing Authorities of the CDBG Jurisdiction.

**Palm Beach County
Affordable Housing Targets and Accomplishments
FY 2010-11**

Activity		Overall 15-Yr Plan	Average Annual 5-Yr Plan	FY 10-11 AP Targets	FY 2010-11 Accomplishments
Owner	New Construction	<u>0</u>	<u>0</u>	<u>0</u>	<u>1</u>
	- Ext. Low (0-30%)	0	0	0	1
	- Low (31-50%)	0	0	0	0
	- Moderate (51-80%)	0	0	0	0
	-Middle (81-120%)	0	0	0	0
	Acquisition	<u>513</u>	<u>101</u>	<u>151</u>	<u>117</u>
	- Ext. Low (0-30%)	64	12	9	2
	- Low (31-50%)	142	28	49	44
	- Moderate (51-80%)	227	45	71	68
	-Middle (81-120%)	80	16	22	3
	Rehabilitation*	<u>187</u>	<u>35</u>	<u>87</u>	<u>45</u>
	- Ext. Low (0-30%)	49	9	9	11
	- Low (31-50%)	63	12	23	14
	- Moderate (51-80%)	66	13	46	19
-Middle (81-120%)	9	1	9	1	
Total Owners		700	136	238	163
Renter	New Construction	<u>164</u>	<u>31</u>	<u>0</u>	<u>0</u>
	- Ext. Low (0-30%)	41	8	0	0
	- Low (31-50%)	49	9	0	0
	- Moderate (51-80%)	74	14	0	0
	-Middle (81-120%)	n/a	n/a	0	0
	Rehabilitation**	<u>133</u>	<u>25</u>	<u>109</u>	<u>0</u>
	- Ext. Low (0-30%)	109	21	109	0
	- Low (31-50%)	12	2	0	0
	- Moderate (51-80%)	12	2	0	0
	-Middle (81-120%)	n/a	n/a	n/a	0
	Acquisition	<u>16</u>	N/A	<u>16</u>	<u>17</u>

Activity	Overall 15-Yr Plan	Average Annual 5-Yr Plan	FY 10-11 AP Targets	FY 2010-11 Accomplishments
- Ext. Low (0-30%)	4		4	6
- Low (31-50%)	3		3	6
- Moderate (51-80%)	9		9	5
-Middle (81-120%)	n/a		n/a	0
Public Housing & Rental Assistance Programs***	<u>914</u>	<u>182</u>	<u>338</u>	<u>258</u>
- Ext. Low (0-30%)	869	173	321	258
- Low (31-50%)	45	9	17	0
- Moderate (51-80%)	0	0	0	0
-Middle (81-120%)	n/a	n/a	0	0
Total Renters	1,227	238	463	275
GRAND TOTAL	1,927	374	701	438

Palm Beach County has implemented a performance measurement system to assess its progress in addressing the housing needs of lower-income families throughout its jurisdiction (See Appendix 5). In order to direct its housing activities and analyze its accomplishments, HCD has developed specific, quantifiable objectives to follow. These objectives are driven by policies, which are outlined in the Five Year Plan. Table II outlines the County's various affordable housing policies.

**Five-Year Plan Objectives and Policies
Guiding the County's Affordable Housing Program**

Activity	Objective Number(s)	Objective Policy(s)
Owner Rehabilitation	2.2.a	Provide assistance to 187 extremely-low, low- and moderate-income and middle income existing owners to rehabilitate their homes.
	2.1.b	Provide assistance to 120 extremely-low, low-, and moderate income, and middle income households to acquire existing owner units.
	2.3.a	Provide assistance to 393 extremely-low, low- and moderate-income and middle income households by providing homeownership assistance.
Renter New Construction	1.1.a	Provide assistance to 164 extremely-low, low-, and moderate-income renters through new rental construction.

Activity	Objective Number(s)	Objective Policy(s)
Rehabilitation	1.2.a	Provide assistance to 133 extremely-low, low-, and moderate-income renters through rental rehabilitation.
Acquisition	1.1.b	Provide assistance to 16 extremely-low, low-, and moderate-income renters through acquisition of residential properties to create rental units.
Public Housing & Rental Assistance	1.3.a	Provide, in coordination with the jurisdiction's public housing authorities, rental assistance to 914 extremely-low, low-, and moderate-income renters.

Section 215 requirements for affordable owner housing state that housing unit value cannot exceed 95% of the median value for the area. For the 2010 calendar year, the median sales price for a single-family home in Palm Beach County was \$220,000 (Florida Data Clearinghouse, Shimberg Center for Affordable Housing, University of Florida, 2010—www.flhousingdata.shimberg.ufl.edu/). Using the 2010 median sales price, the maximum value of an affordable owner housing unit under the Section 215 definition was \$209,000 (95% of median) for Palm Beach County. For affordable renter housing, Section 215 criteria dictates that rents cannot exceed 30% of the adjusted income of a family earning 65% of median income for the area.

During FY 2010-11, 117 homes were acquired or newly constructed under the HOME, NSP1, and SHIP Programs. Of these, 100% met Section 215 requirements. This equates to 72% of all 163 owner households/units assisted during FY 2010-11.

In regards to renter units, 12 of 17 rental units acquired and rehabilitated were affordable to households earning no more than 50% AMI. Of the 258 households assisted through public housing and direct rental assistance, 100% were in the 0-50% AMI group, therefore, 270 renter households/units or 98% assisted during FY 2010-11 met the Section 215 definition, exceeding the Five Year Plan projection of 80%.

According to HUD, worst-case housing needs are defined as low-income renter households who pay more than half their income for rent, persons live in seriously substandard housing (which includes the homeless), or households that have been involuntarily displaced. There were an estimated 26,954 low income (0-50%AMI) renter households paying more than half of their income for housing expense during 2010 (Florida Data Clearinghouse, Shimberg Center for Affordable Housing, University of Florida, 2010—www.flhousingdata.shimberg.ufl.edu/).

For FY 2010-11, the County's efforts to assist worst-case housing needs included: the rehabilitation of 45 owner-occupied single family homes to address substandard conditions; the acquisition and rehabilitation of 12 housing units for affordable rental to <50% AMI households; rental subsidy to 258 households (0-50% AMI) through housing voucher or direct financial assistance programs; and the implementation of established policies to prevent involuntary relocation and to minimize its impact.

In terms of accessibility for persons with disabilities, all new construction must meet the accessibility requirements of Section 504 and the Fair Housing Act. During FY 2010-11, this included one newly-constructed single-family replacement home specifically for families with disabled heads of household. Rehabilitation of owner-occupied or newly purchased homes includes accessibility features when needed. HCD rehabilitated 3 owner-occupied housing units during FY 2010-11 in which there was a disabled head of household. Palm Beach County's Non-Homeless Special Needs Priority (goal) is to increase the supply of supportive housing for the non-homeless special needs population by utilizing funds that are reasonably expected to be made available and by coordinating with other agencies and service providers.

In order for the County to achieve its goal, Palm Beach County funded or supported applications for funding that increased the supply of supportive housing, which combined structural features and services needed to enable persons with special needs, including persons with HIV/AIDS and their families to obtain a suitable and adequate living environment.

**Palm Beach County
Affordable Housing Targets and Accomplishments
For FY 2010-11, by Program**

Activity		Overall 5- Year Plan	Average Annual 5-Year Plan	FY 10-11 AP Targets	CDBG	HOME	NSP1	SHIP	Section 8	Total FY 10-11
Owner	New Construction	<u>0</u>	<u>0</u>	<u>0</u>				<u>1</u>		<u>1</u>
	-Ext. Low (0-30%)	0	0	0				1		1
	-Low (31-50%)	0	0	0	N/A	N/A	N/A	0	N/A	0
	-Moderate (51-80%)	0	0	0				0		0
	-Middle (81-120%)	0	0	0				0		0
	Acquisition	<u>513</u>	<u>101</u>	<u>151</u>		<u>81</u>	<u>33</u>	<u>3</u>		<u>117</u>
	-Ext. Low (0-30%)	64	12	9	N/A	0	2	0	N/A	2
	-Low (31-50%)	142	28	49		25	17	2		44
	-Moderate (51-80%)	227	45	71		56	12	0		68
	-Middle (81-120%)	80	16	22		n/a	2	1		3
	Rehabilitation*	<u>187</u>	<u>35</u>	<u>87</u>	<u>22</u>			<u>23</u>		<u>45</u>
	-Ext. Low (0-30%)	49	9	9	5			6		11
	-Low (31-50%)	63	12	23	7	N/A	N/A	7	N/A	14
	-Moderate (51-80%)	66	13	46	10			9		19
	-Middle (81-120%)	9	1	9	n/a			1		1
	Total Owners	700	136	238	22	81	33	27	N/A	163

Activity	Overall 5-Year Plan	Average Annual 5-Year Plan	FY 10-11 AP Targets	CDBG	HOME	NSP1	SHIP	Section 8	Total FY 10-11
Renter									
New Construction	<u>164</u>	<u>31</u>	<u>0</u>				<u>0</u>		<u>0</u>
-Ext. Low (0-30%)	41	8	0				0		0
-Low (31-50%)	49	9	0	N/A	N/A	N/A	0	N/A	0
-Moderate (51-80%)	74	14	0				0		0
-Middle (81-120%)	n/a	n/a	0				0		0
Rehabilitation	<u>133</u>	<u>25</u>	<u>109</u>	<u>0</u>	<u>0</u>		<u>0</u>		<u>0</u>
-Ext. Low (0-30%)	109	21	109	0	0		0		0
-Low (31-50%)	12	2	0	0	0	N/A	0	N/A	0
-Moderate (51-80%)	12	2	0	0	0		0		0
-Middle (81-120%)	n/a	n/a	n/a	n/a	n/a		0		0
Acquisition	<u>16</u>		<u>16</u>			<u>17</u>			<u>17</u>
-Ext. Low (0-30%)	4		4			6			6
-Low (31-50%)	3	N/A	3	N/A	N/A	6	N/A	N/A	6
-Moderate (51-80%)	9		9			5			5
-Middle (81-120%)	n/a		n/a			0			0
Public Housing & Rental Assistance Programs	<u>914</u>	<u>182</u>	<u>338</u>			<u>0</u>	<u>0</u>	<u>258</u>	<u>258</u>
-Ext. Low (0-30%)	869	173	321	N/A	N/A	0	0	258	258
-Low (31-50%)	45	9	17			0	0	0	0
-Moderate (51-80%)	0	0	0			0	0	0	0
-Middle (81-120%)	n/a	n/a	0			0	0	0	0
Total Renters	1,227	238	463	0	0	17	0	258	275
Grand Total	1,927	510	701	22	81	50	27	258	438

*Owner rehabilitation includes 13 owner-occupied households provided with SHIP utility (water/sewer) connection fee assistance.

III. ASSESSMENT OF ANNUAL PROGRESS

3. Continuum of Care

a. Actions Taken to Address the Needs of the Homeless and Non-homeless Special Needs Persons

The Continuum of Care known as the Homeless and Housing Alliance (HHA) of Palm Beach County) is intended to deliver a comprehensive and coordinated continuum of services for homeless individuals and families. The Palm Beach County Division of Human Services (The Division) is the lead entity for the HHA. As lead entity, the Division coordinated the efforts to develop a strategic plan to end homelessness. On September 23, 2008, the Board of County Commissioners adopted the Ten-Year Plan to End Homelessness in Palm Beach County. The system's fundamental components include homeless prevention, outreach and assessment, emergency shelter, transitional housing, supportive services, permanent housing, and permanent supportive housing.

The HHA formally adopted By-Laws on May 20, 2009. An Executive Committee was formed as outlined in the HHA By-Laws consisting of nine representatives from the following areas along with two (non-voting) members of Palm Beach County Human Services staff:

- Faith Based
- Veterans
- Formerly Homeless Individual (who is also a member of the Homeless Advisory Board)
- Provider of services to Homeless Individuals
- Provider of services to Homeless Families
- Domestic Violence Provider
- Funders – 2 positions
- CMIS

The Executive Committee was approved by the HHA and began officiating at the meetings as of October 22, 2009. The HHA Executive Committee meets monthly and sets the agenda for the monthly HHA meetings and has become the planning and evaluation body of the HHA. The HHA includes community-based membership with representatives from government, business, formerly homeless individuals, law enforcement, housing service providers, faith groups, education, veterans, health care, and concerned individuals.

The HHA is responsible for the planning and evaluation of the homeless delivery system. The HHA also seeks funding for homeless services focusing on housing and support services. Funding sources include the HUD Super NOFA, the State of Florida, Department of Children and Families Office on Homelessness Challenge Grant, and Homeless Housing Assistance Grant. The HHA regularly researches and communicates funding availability notices and assists with the review and application processes as funding sources require.

Homeless Advisory Board

The Palm Beach County Homeless Advisory Board (HAB) was established by the County in May 2007 concurrent with the efforts of the community in establishing a *Ten-Year Plan to End Homelessness in Palm Beach County (Ten-Year Plan)*. The composition of the HAB ensures that the members possess the authority to implement change. The HAB advises members of the County on matters related to the issue of homelessness by gathering input from the community, reviewing homeless legislation, assisting in the implementation of the *Ten-Year Plan*, making funding recommendations to the County and recruiting private and public representatives to the membership to HAB committees. The HAB facilitated the development of the *Ten-Year Plan* which was formally adopted by the County in September 2008. With the development stage completed, the current focus is on implementation through many working committees across the HAB, the HHA and the Homeless Coalition. A major accomplishment and a cornerstone of the *Ten-Year Plan* has been the purchase and renovation of the County's first regional homeless resource center, which will serve as the front door to homeless resources and services using the Housing First model. Renovations are close to completion with opening anticipated March 2012.

The Homeless Advisory Board formally aligned with the Homeless Coalition of Palm Beach County, Inc. through a Memorandum of Agreement that was approved by the Board of County Commissioners' in August 2011. This alignment and partnership will strengthen the resources available to the homeless community as well as avoid duplication of efforts.

The efforts of the Homeless and Housing Alliance, Homeless Advisory Board and Homeless Coalition's committees aim to further the goals of the *Ten-Year Plan*.

Summary of the Accomplishments during FY 2010-2011:

GOAL 1:

Develop a Universal System for Intake/Assessment and Enhance Client Information Management System

Universal Intake and Single Point of Access

The Universal Assessment Tool and Universal Intake Procedures developed by the Homeless and Housing Alliance were fully implemented in October 2009 throughout the County. The Homeless Advisory Board, in February 2010, passed a motion to request that all local funding agencies require that utilization of these mechanisms be part of their criteria for funding eligibility. A Universal Application has been developed and upon adoption by the HHA will be implemented in December 2011. Also, the HHA researched the benefits of Single Point of Access and will bring recommendations regarding this process to the HAB for adoption and advocacy with funders to consider this concept when allocating funding.

Homeless Resource Centers

- The County was the recipient of a multi-million dollar allocation from the U.S. Department of Housing and Urban Development (HUD) through its Neighborhood Stabilization Program (NSP), \$7.5 million of which was dedicated to the purchase and rehabilitation of the County's first Homeless Resource Center.
- The County Commission purchased a property in the City of West Palm Beach which is being renovated for the purpose of serving as the Central Communities Homeless Resource Center.
- The City of West Palm Beach has established a Neighborhood Committee to provide input on the Center's programming and architectural plans.
- A mechanism for contributing construction materials, equipment and other hard goods for the Center was created to assist in keeping renovation costs low. This concept was inspired by a contribution of furniture and fixtures from The Breakers Hotel and Resort.
- Human Services Division and Facilities Department staffs in collaboration with the HRC providers are developing operating procedures for the facility.

GOAL 2:

Provide Interim Housing Services for Homeless Individuals/Families

- The HHA Unmet Needs Committee continues to examine nationwide best practices related to housing for underserved populations.
- The following programs, which include wrap-around services for homeless youth, have been recommended for implementation or expansion, and are awaiting available funding:
 - Life Skills Institute for Unaccompanied Youth
 - Expansion of beds for Pregnant Teens

- Safe Haven Model for Disabled Youth with Mental Health & Substance Abuse Issues
- The HHA Discharge Planning Committee is exploring the development of medical/psychiatric respite beds for individuals who are discharged homeless from hospitals or psychiatric facilities.
- In lieu of a second Homeless Resource Center in the Western County, the Facilities Committee is studying a variety of interim housing models to be implemented in the Glades region.
- With the opening of the HRC, the Family HRC Vendor will be securing hotel/motel beds to be utilized as interim housing until permanent housing can be secured through Rapid Re-Housing.

GOAL 3:

Coordinate Partnerships and Resources for Homeless Services

- The Homeless Advisory Board and all of those working on the *Ten-Year Plan's* implementation continue to represent a broad range of constituencies, from the faith-based community to the business community and those who themselves have experienced homelessness.
- An Executive Committee of the Homeless and Housing Alliance has been developed with the purpose of reporting to the Homeless Advisory Board pertaining to prioritization of local funding recommendations.
- Advocates and partners from Palm Beach County attended Homeless Advocacy Day in Tallahassee on April 13, 2011 to encourage our legislative delegation to support full funding for programs that support homeless services and other legislative issues related to homelessness being considered. The 2011 Legislative Session saw the successful removal of the cap from the Sadowski Trust Fund. The focus for the next legislative session will be to ensure that funds do not go into general revenue but into housing.
- HHA members participated in PBC Transition to Independent Living Assessment conducted by a private consultant to identify unmet needs of Youth Aging Out of Foster Care & develop specific action steps to address these gaps.

Funding

- A donor advised fund, entitled Community Fund to End Homelessness in Palm Beach County, has been established at the Community Foundation for Palm Beach and Martin Counties. The Fund is now open for private contributions and was awarded its first major contribution of \$250,000 from the John D. and Catherine T. MacArthur Foundation, as well as a \$50,000 grant from The Quantum Foundation.
- The Homeless Coalition is working with the HAB to raise funds in support of the *Ten-Year Plan*.
- The Funding Committee continues to review viable options for establishing a dedicated funding stream specific to homeless services and the *Ten-Year Plan*. Examples of potential funding mechanisms include, but are not limited to bed,

restaurant or other taxes; incentives for early property tax payments; donation meters, and park usage fees.

GOAL 4:

Improve Access to Homeless Services with Outreach and Education

National Hunger and Homeless Awareness Week 2010 (November 15-21, 2010)

- The Community Outreach and Public Awareness Committee sponsored multiple activities during this week, including speaking engagements for community organizations. The primary goal of the event was to encourage a conversation about homelessness to be held in every home in Palm Beach County during the week. Similar events are planned for Hunger & Homelessness Awareness Week 2011, November 13-19, 2011.
- The Ten2End logo has been developed to kick-off a branding campaign for the *Ten-Year Plan*.
- The Ten2End website – www.TheHomelessPlan.org – was launched in the Fall of 2009 and updated in the Fall of 2010. It provides a call to action, education and information while promoting volunteer and giving opportunities for its visitors.
- In collaboration with the Palm Beach County Sheriff's Office, the Homeless Advisory Board and the Homeless Coalition joined together to develop a public awareness campaign to educate the community regarding panhandling. The message that it was okay not to give at corners but give to the providers that can make a difference and help individuals and families end their homelessness. A public awareness television campaign was launched with a press conference followed by television spots reinforcing the message throughout the month of November 2010. A text to number to donate was established and is still currently used. (Text IGAVE to 20222 to donate \$5). Other promotional items were created and distributed throughout the community.
- In June 2011, the Homeless Coalition along with Faith Hope Love Charity coordinated a Stand Down in collaboration with Project Homeless Connect which offered free haircuts, clothing, shoes, showers, hot lunch, ID cards, toiletries, dental items, vision checks, health checks, & a bag lunch to go.
- The Homeless Coalition coordinated 4 Project Homeless Connects during 2010/2011. Over 1,300 homeless or at risk of being homeless individuals attended. The events were held in Belle Glade, Lake Worth, Riviera Beach and West Palm Beach. Three hundred and three (303) free haircuts, over 800 bags of toiletries and groceries, 27 bicycles, and clothing were given out during these events. Two hundred and eighty (280) volunteers made this possible along with our HHA and other community partners that participated and were able to give out resources, referrals and services. A major accomplishment at each Project Homeless Connect is the ability to provide an opportunity for someone who is homeless to obtain an identification card. Through grants the Homeless Coalition was able to partner with St. Ann Place and help 193 individuals receive an ID. Project Homeless Connect is made possible through the generosity of MENTO, Bethesda by the Sea, TJMAXX, Kohl's, United Way of Palm Beach and other supporters.

Law Enforcement Policy

- A universal Law Enforcement Policy has been drafted that outlines a series of recommended procedures to be followed by law enforcement during encounters with homeless individuals and families, which includes guidance related to service provider referrals. The Policy was presented to the Law Enforcement Planning Council (LEPC) for adoption, at which time all local law enforcement agencies will be requested to utilize the Policy as guidance in developing their own detailed protocols. It was expanded in LEPC subcommittee to include a Referral From, Interlocal Agreement as well as *Guidelines for Interaction with the Homeless*.

GOAL 5:

Prevent Individuals and Families from Becoming Homeless

- An SSI/SSDI Outreach, Access, and Recovery (SOAR) Program has been established as a joint effort between Human Services and the United Way as a method to expedite SSA disability applications. SOAR Trainings were held May 24-25, 2011 & October 29-30, 2010. Eighty-one (81) Case Managers have been trained to date.
- A Veterans Coalition has been established as a sub-committee of the Homeless and Housing Alliance, bringing together representatives of veteran-serving agencies in order to promote collaboration and sharing of resources related to this special population.

Homeless Prevention and Rapid Re-Housing (HPRP)

- As of October 2011, the County has expended \$799,983 of its \$800,000 allocation of HPRP made available for Homeless Prevention activities. As of October 2011, 880 persons in 332 households have received financial assistance and case management and 229 persons in 93 households have received security and utility deposits. The County has expended \$1,072,927 of its \$1,882,677 allocation made available for Rapid Re-Housing activities. Thus far, 473 persons in 191 households have received financial assistance and case management and 357 persons in 141 households have received security and utility deposits. In FY2010, the County also received \$468,187 in State HPRP funds for additional Rapid Re-Housing activities. As of 9/30/2011, all of these additional funds had been expended providing 179 persons in 72 households with financial assistance and case management, 96 persons in 47 households with security and utility deposits, and 149 persons in 54 households with utility payments.

GOAL 6:

Secure a Stable Stock of Affordable/Accessible Housing

- HCD has provided a comprehensive list of affordable housing resources in Palm Beach County, a document that will be updated periodically over the course of the *Ten-Year Plan*'s implementation.
- The HHA is also working collaboratively with the Miami HUD Headquarters to engage local Housing Authorities in an effort to encourage greater utilization of Section 8 vouchers for those who are homeless.
- HHA was committed to extending HPRP beyond the current funding cycle so private & state funds were secured to leverage with remaining HPRP funds until new ESG is funding available. The Rapid Re-housing Programs continues to be operated by Adopt-A-Family. Services being provided include case management, housing search and housing placement.
- Two entities in PBC received NSP 2 grants totaling \$73 million. PBC Housing and Community Development were awarded \$50 million and Lake Worth Community Redevelopment Agency (LWCRA) was awarded \$23 million.
- PBC has designated \$18,574,500 in funding to serve households earning less than 50% of the AMI and an additional \$4,117,500 to serve households earning less than 30% of the AMI.
- HHA members partnered with LWCRA NSP 2 consortium and will be focusing on providing housing opportunities to households earning less than 50% of the AMI. NSP2 resources will be utilized to increase housing options for housing individuals & families. All of the affordable units made available through these programs will remain affordable through the use of land trusts and deed restrictions.
- Several PBC Housing Authorities accessed \$16 million in recovery funds managed by HUD. The Housing Authorities have utilized the funding to build new units of housing, create more section 8 vouchers, make Capital Improvements to current units of housing and retrofit housing units for the elderly & disabled.
- HHA members, working with local PHA's through a lottery system, have secured 136 slots on the section 8 voucher waiting list for PH. 10% of these slots will be filled within the next 12 months by chronically homeless households.

GOAL 7:

Provide System Oversight and Evaluation of the Ten-Year Plan

- The Strategic Planning Committee has developed a quarterly reporting system for utilization by the HAB's committees in order to provide consistent updates on the progress of the Plan. These reports are used by staff to prepare periodic reports to the Board of County Commissioners as well as the public at large.
- A grant in the amount of \$50,000 from the Quantum Foundation, matched with a portion of funding received from the John. D. and Catherine T. MacArthur Foundation have allowed the creation of a County staff position dedicated to facilitating the Homeless Advisory Board and the implementation of the Ten-Year Plan. The Senior Planner position was filled in May 2010.

Homeless Management Information System (HMIS)

The Homeless Management Information System entered its ninth year of continual operation with 48 cooperating agencies inputting client level data from 112 programs. The network currently has 134 users and contains over 229,000 client records amassed over the past seven years.

Other County Programs

The Continuum of Care Program is not the only source of funding to assist homeless persons or those at risk of becoming homeless in Palm Beach County. Palm Beach County Housing and Community Development (HCD) also administers several federal programs that are either designed to directly benefit the homeless or those at risk of becoming homeless as well as assist those that are determined to be low- and moderate income persons. The latter group unequivocally includes those considered to be special needs persons as well as the formerly homeless.

The ESG Program is one of the programs that focuses on serving the homeless population. During FY 2010-11, PBC was awarded \$299,384 in ESGP funding which was provided as grants to non-profit agencies for the operation and maintenance of the emergency shelters/transitional housing and to support homeless prevention activities. The CDBG Program also addresses the needs of homeless persons and several of the groups that are classified as special needs persons. During FY 2010-11, the CDBG Program funded public service agencies whose target population includes homeless persons, the disabled, victims of domestic abuse, and abused and neglected children.

In the past three years, Palm Beach County has been the recipient of federal stimulus funding via the Housing and Economic Recovery Act of 2008 (HERA), the American Reinvestment and Recovery Act of 2009 (ARRA), and the Dodd-Frank Wall Street Reform and Consumer Protection Act of 2010. The Homeless Prevention and Rapid Re-housing Program (HPRP) made available \$2,823,871 to Palm Beach County to serve the homeless or potentially homeless population. The program is administered by the Department of Community Services. Other federal stimulus funds that came to PBC and that include projects that will assist homeless persons and the formerly homeless are Neighborhood Stabilization Program (NSP) funds. PBC received three rounds of NSP funding under HERA, ARRA, and the Dodd-Frank Act. NSP-1 funds in the amount of \$27,700,340, NSP-2 funds in the amount of \$50,000,000, and NSP-3 funds in the amount of \$11,264,172 were awarded in January 2009, January 2010, and March 2011, respectively.

The narrative below describes how the total funds made available during FY 2010-11 to serve the homeless and non-homeless special needs persons were utilized and outlines accomplishments towards achieving the goals of the Consolidated Plan and the Ten-Year Plan to End Homelessness.

ESGP and CDBG Programs

A total of twelve agencies that provide emergency shelter and/or transitional housing to the homeless and supportive housing and services to individuals with special needs received funding under the FY 2010-11 ESG and CDBG Programs. For the ESG activities, \$212,297 of the total ESG award was allocated for the operation/maintenance of facilities that shelter homeless persons. Of that amount, \$231,508 or 97% was expended by the end of the fiscal year. These expenditures resulted in 1,507 individuals benefitting from the programs. More detailed information on the specific activities and outcome during FY 2010-11 can be found in the ESGP Section of this document.

For the CDBG Program, \$524,669 was awarded to public service agencies that provide services for homeless individuals and families as well as to special needs persons. A total of 1,071 persons benefitted from the CDBG activities and the agencies expended \$452,813.

HPRP Program – Rapid Re-housing

The homeless assistance/rapid re-housing element of the HPRP Program overseen by the Department of Community Services is carried out by Adopt-A-Family of the Palm Beaches in collaboration with the Family Empowerment Coalition (FEC). The FEC is comprised of 13 local agencies whose goal is to provide a seamless continuum of services that promote family stability and self-sufficiency. The FEC model allows clients to move easily from one agency to another, and/or access the entire range of services offered. The County has provided homeless assistance/rapid re-housing in the form of rental assistance, security and utility deposits, and case management to 830 persons as of September 30, 2011. The total funds expended on the activity is \$1,072,927 of the \$1,882,677 allocated or 57%.

NSP-1

Palm Beach County funded the acquisition and rehabilitation of a homeless resource center under the NSP-1 Program in the amount of \$7.5 million. The center located in the City of West Palm Beach, will provide initial services and short-term housing to approximately 1,776 homeless persons residing in PBC. The renovation of the building began during FY 2009-10 and construction continued through FY 2010-11. At the end of FY 2010-11, the project was 99% complete.

b. Actions Taken to Prevent Homelessness and Transition Homeless Persons to Permanent Housing

ESGP

During FY 2010-11, HCD used ESGP dollars to fund three agencies that provided services to address the needs of individuals who were at risk of becoming homeless. The agencies funded, the amount of funding provided, and the number of beneficiaries served, and amounts expended are shown in the table below.

**ESGP Accomplishments
Homeless Prevention**

AGENCY	FUNDS AWARDED	ANTICIPATED BENEFICIARIES	ACTUAL BENEFICIARIES	EXPENDITURES
Children's Case Management	\$14,109	285	143	\$14,109
Farmworker's Coordinating Council	\$31,118	564	212	\$31,118
Urban League of PBC	\$10,000	57	34	\$9,920
TOTAL	\$55,227	906	389	\$55,147
		INDIVIDUALS	INDIVIDUALS	

HPRP Program – Homeless Prevention

The County's Community Services Department implements the homeless prevention activity under the HPRP Program. The County allocated \$800,000 to provide direct financial assistance to circumvent homelessness. As of September 30, 2011, 1,109 unduplicated persons have been served and almost 100% of the funds have been expended.

NSP-2

Under the NSP-2 Neighborhood Rental Redevelopment Loan Program, funds were awarded to three developers for the redevelopment of properties for affordable multifamily rental. The activity is expected to benefit 225 renter households of which 25% of the units will be reserved for households whose income do not exceed 30% AMI. PBC anticipates that these individuals will be the formerly homeless receiving services through the Continuum of Care. The construction of the three developments began just after the end of FY 2010-11 fiscal year.

c. New Federal Resources Obtained from the Homeless Super NOFA

The Palm Beach County Board of County Commissioners, through the Division of Human Services, as Lead Entity, submitted the 2010 HUD SuperNOFA application, which included twenty (20) projects, requesting a total of \$4,956,902. HUD announced funding for nineteen (19) one-year renewal projects for Palm Beach County in January 2011 for a total \$4,575,759. In April 2011, HUD announced the award of one new two-year project for families which includes 8 beds for chronically homeless families in the amount of \$396,503, for a grand total of \$4,972,262 for 2010. Of the \$4,972,262 awarded, \$4,151,055 was provided as 17 one-year Supportive Housing Program (SHP) grants and \$424,704 was provided as two separate one-year Shelter Plus Care (S+C) grants.

The funding received by the participating agencies supported transitional housing, a sponsor-based rental assistance program for the homeless, permanent supportive housing, childcare,

employment assistance, life skills training, case management and supportive services appropriate to the individual projects.

A total of 464 single individuals and 151 families, consisting of 381 family members, were assisted under the Continuum of Care during FY2011

**Continuum of Care Activities
FY 2010-11**

AGENCY	PROGRAM TYPE	AMOUNT AWARDED	BENEFICIARIES
Bridges to Success	SHPR	\$207,038	14 Families/51 People
Casa Vegso	SHPR	\$106,540	7 Families/25 People
Center of Hope Transitional Housing	SHPR	\$233,735	157 Individuals
Flagler Project	S+CR	\$199,080	15 Individuals
Harmony House West	SHPR	\$229,547	14 Families/44 People
Haven House	SHR	\$386,104	17 Individuals
HMIS (2) (Consolidated HMIS I and HMIS II)	SHPR	\$155,077	CMIS Services Only
Joshua House	SHPR	\$182,984	33 Individuals
New Avenues	SHP	Year 1 of a 2 Year Grant (Funded in 2009)	Not Operational until 2011
Project Family Care	SHPR	\$283,023	39 Families/93 People
Project Home	S+CR	\$225,624	21 Individuals
Project Home II	SHPR	\$132,255	8 Individuals
Project Home III	SHPR	\$137,615	7 Individuals
Project Safe II	SHPR	\$207,811	52 Families/127 People
Project Succeed	SHPR	\$990,218	89 Individuals
Project Succeed 3	SHPR	\$134,036	17 Individuals
Project SUCCESS	SHPR	\$442,158	83 Individuals
Recovery Village Plus	SHPR	\$62,587	13 Families/21 People
Transitions Home	SHPR	\$129,156	12 Families/20 People
Project Northside	S+CN	Year 2 of a 5 Year grant (Funded in 2008)	7 Individuals
Operation Home Ready	SHPR	\$131,171	10 Individuals
A Place Called Home	SHPN	396,503	Not Operational until 2011
	TOTAL	\$4,972,262	151 Families 845 Individuals

III. ASSESSMENT OF ANNUAL PROGRESS

4. Describe Other Actions In Action Plan Taken to:

a. Address Obstacles to Meeting Underserved Needs

The Housing, Homeless, Non-Homeless Special Needs, and Non-Housing Community Development Strategies in the Five Year Consolidated Plan for FY 2010-2015 identify various obstacles to meeting underserved needs. The following section summarizes the identified needs and actions taken by Palm Beach County to address those needs.

Despite the recent slump in housing prices, the limited financial resources of these households pose impediments to meeting their individual housing needs. These existing impediments has caused the County to continue to take actions to provide affordable housing opportunities to extremely-low and low income households. Actions which were undertaken by the County during FY 2010-2011 to address obstacles in meeting underserved needs are addressed under four groupings: housing, homeless; special needs, and non-housing community development.

Housing

The Housing Strategy, outlined in the Five Year Consolidated Plan, identified the primary obstacle to meeting underserved needs as the lack of sufficient funding resources to subsidize this income group effectively.

- In FY 2010-2011, the County continued to implement programs to increase the availability and supply of affordable housing. First, the Palm Beach County Board of County Commissioners continued to support the county's Mandatory Workforce Housing Program (WHP). The Workforce Housing Program provides for the development of workforce housing units in all new residential developments in unincorporated Palm Beach County. The program is intended to serve the housing needs of people employed in economically viable jobs. Since the inception of the Workforce Housing Program, 1,136 total workforce housing units have been approved.
- Palm Beach County Board of County Commissioners (BCC), through efforts spearheaded by HCD, established the Community Land Trust of Palm Beach County (CLT of PBC). In FY 2010-11, the CLT of PBC took great strides in growing the organization and expanding its activities. The CLT concept provides homeownership opportunities to low- and moderate-income persons. Affordable housing under the CLT concept is derived by the CLT owning the land and the housing unit generally owned by the homeowner. A ninety-nine year lease is assigned to the homeowner and a resale and recapture provision will ensure the continued affordability of the housing unit in the event of a transfer of ownership. During the year, the CLT was awarded \$4.5 million in Federal Neighborhood Stabilization 2 (NSP2) Program funds for the development of 25 affordable multi family rental units at Davis Landings. The units were to begin construction in November 2011 and will be available for occupancy by the 3rd quarter of 2012. The CLT of PBC was also awarded \$2,092,075 of NSP2 funds for the acquisition and rehabilitation of eleven (11) vacant and foreclosed homes for resale at attainable

prices under the CLT model of homeownership. The CLT of PBC was also awarded a supplementary \$240,000 of NSP1 funds to acquire two additional vacant and foreclosed homes for resale at attainable prices under the CLT model of homeownership.

- There are five CLTs operating in the County. Four of these are operated by non-profit organizations (Northwood Renaissance, Adopt-A-Family of the Palm Beaches, the Community Land Trust of Palm Beach County, and the Housing Partnership) and one by the City of Delray Beach. All, except the Community Land Trust of Palm Beach County (CLT of PBC) operate within very restrictive geographic boundaries. The CLT of PBC operational jurisdiction encompasses the entire County.
- Through its CDBG and HOME Programs the County estimated that 65 very low-, low- and moderate-income households were assisted with their affordable housing needs during FY 2010-11. During FY 2010-2011, one hundred and nine (109) households were assisted.
- The county utilized funds received under the Neighborhood Stabilization Program to implement two activities which are designed to provide homeownership and rental opportunities to middle-income, moderate-income and low- income families. The first activity is a first/second mortgage program for which \$12.85 million was set-aside for its implementation. The program allowed families whose incomes are at or below 120% of the MFI to acquire vacant single-family properties which were foreclosed upon. The second activity involved the allocation of \$5.0 million that was distributed via a competitive process to non-profits, public agencies and municipalities to effect purchase (and rehabilitation if necessary) of foreclosed residential structures. During FY 2010-2011, the Neighborhood Stabilization Program 1 (NSP1) assisted fifty (50) households with first or second mortgages for homeownership. Funding was also provided under this grant for the acquisition and rehabilitation of a building to be used as a Homeless Resource Center.
- The county also utilized a \$50 million award of Neighborhood Stabilization Program 2 (NSP2) funds to implement three activities which are designed to provide homeownership and rental opportunities to extremely low, very low, low, middle-income, and moderate-income families. The first activity is a second mortgage loan assistance program for which \$9.15 million was set-aside for its implementation. The program allowed families whose incomes are at or below 120% of the MFI to acquire vacant single-family properties which are foreclosed upon. The second activity involves the allocation of \$20.13 million (to be distributed via a competitive process) to non-profits, public agencies and municipalities to effect purchase (and rehabilitation if necessary) of foreclosed residential structures. These structures must be sold or rented to families with incomes at or below 80% of the MFI. At least 50% of the \$20.13 million must be expended to benefit persons with incomes at or below 50% of the MFI. The third activity involves new affordable rental housing development for which \$16.47 million was allocated (to be distributed via a RFP) to for-profit and non-profit developers in the form of cash flow dependent loans with a term of 30 years and with interest rates not exceeding 2%. At least 55% of the units will benefit households whose incomes do not

exceed 50% of the MFI and at least 25% of these will benefit households whose income do not exceed 30% of the MFI. During FY 2010-2011, the NSP2 acquired twenty (21) units.

Homeless

Inadequate resources; difficulty in placing certain types of individuals and families; accessing services for clients; finding employment and providing job training skills for clients wishing to achieve self-sufficiency; increase the number of homeless shelter beds and streamline the intake for the homeless, lack of affordable housing; and lack of community awareness of the needs of the homeless are the major obstacles to meeting the needs of the homeless and special needs population.

- During FY 2010-2011, \$4,972,262 was awarded to the County under HUD's Supportive Housing Programs and Shelter Plus Care Grants. A total of 464 single individuals and 151 families, consisting of 381 family members, were assisted with these funds during FY2011.
- Under the FY 2010-11 eleven (11) agencies were awarded funding under the ESG Program to assist approximately 2,333 unduplicated persons who were homeless or at risk of becoming homeless. At the end of the fiscal year, 1964 individuals were assisted. Of those assisted 360 were at risk of coming homeless and 230 were chronically homeless.
- Under the CDBG \$364,000 was provided to ten agencies for the provision of direct homeless assistance to 1,383 persons. At the end of the year a total of 1,228 individuals were helped. ,
- The Palm Beach County Division of Human Services used FEMA and DCF Homeless Prevention funds to assist persons at risk of homelessness.
- The Homeless Coalition of Palm Beach County provided a focal point where providers of homeless related services interrelate to provide comprehensive and non-duplicated services to clients, thereby maximizing the benefits of homeless assistance funding.
- The Client Management Information System (CMIS) hosted a consolidated database of homeless and applicants for homeless services and through sharing of information reduced the incidences of duplication of services. It also provided a constantly updated index of client services usage and unmet needs.
- In FY 20102011, \$253,490.33 was disbursed under the Homeless Prevention and Rapid Re-Housing Program (HPRP) to provide homeless prevention assistance to households who would otherwise become homeless and to rapid re-house persons who are homeless as defined by Section 103 of the McKinney-Vento Homeless Assistance Act. The program also plans to utilize \$800,000 to assist persons who are at risk of becoming homeless as a result of the current economic down-turn. By year end, 635 persons had been assisted.

- Under the 2009 Continuum of Care Homeless Assistance program, HUD awarded Palm Beach County a total of \$4,698,760 to eleven (11) agencies operating eighteen (18) projects. A total of 448 single individuals and 137 families, consisting of 398 family members, were assisted under the Continuum of Care during FY2010. The CoC funding supported transitional housing for individuals and families, permanent supportive housing, as well as the Homeless Management Information System. The homeless persons to be served by the funded projects included the following subpopulations: chronically homeless individuals, severely mentally ill, chronic substance abusers, veterans, victims of domestic violence, families, persons with mental illness who are treatment resistant, pregnant or parenting teenage women and their babies, unaccompanied youth under 18 years of age, persons with HIV/AIDS and persons designated as chronic homeless.

Non-Homeless/Special Needs

The Non-Homeless Special Needs Strategy identifies lack of affordable and accessible housing, community resistance to group homes, and stringent licensing requirements for group homes as the primary obstacles. Palm Beach County's Non-Homeless Special Needs Priority (goal) is to increase the supply of supportive housing for the non-homeless special needs population by utilizing funds that are reasonably expected to be made available and by coordinating with other agencies and service providers. To achieve its goal relative to this subpopulation, Palm Beach County undertook the following actions:

- Palm Beach County HCD continues to support applications by other agencies, County departments or service providers funding the needs of non-homeless persons with special needs by providing consistencies with the County's Annual Action Plan and through participating on appropriate bodies.
- Palm Beach County, through its Department of Community Services, continues to allocate Ryan White Title I funds to agencies that provide supportive services to persons with HIV/AIDS and their families. Palm Beach County HCD ensures that at least 15% of the households assisted with CDBG and HOME funds shall fall under the category of special needs as defined and described within the County's Five Year Consolidated Plan.
- Palm Beach County utilized CDBG funds to assist with activities that support the non-homeless special needs population. During FY 2010-2011, CDBG funds assisted four agencies (Association of Retarded Citizens (ARC), Coalition for Independent Living Options (CILO), Seagull Industries for the Disabled, and McCurdy Senior Center) and provided assistance to 537 persons.
- The Pahokee Housing Authority increased the supply of supportive housing for special needs population by providing service to approximately 90 persons under the HOPWA Program.

Non-Housing Community Development

The Non-Housing Community Development Strategy identifies a deficiency in infrastructure particularly in the Glades area, and lack of jobs available to the low-and moderate-income population (resulting in high unemployment) as the primary obstacles to serving the underserved need. During the year the following activities were undertaken by the County to address these deficiencies:

- Directed \$1,146,384 CDBG funds to undertake seven (7) infrastructure projects, including roadways, sidewalks, drainage, and sanitary sewer improvements.
- Continued to employ the Area of Hope Strategy to target CDBG funds to areas of greater need.
- Consulted with participating municipalities on their community development projects and provided technical assistance regarding the CDBG and HOME Programs to all potential program applicants or persons requesting assistance.
- Worked with the Countywide Community Revitalization Team (CCRT), which targets certain low-income areas (lacking adequate physical, economic and social infrastructure in unincorporated Palm Beach County) for assistance. Assistance is usually related to rectifying identified deficiencies, as well as promoting citizens participating in the identification and correction of those deficiencies.
- Partnered with other countywide agencies, such as the Countywide Community Revitalization Team; Glades Technical Advisory Committee; PBC Long Term Recovery Coalition; the Homeless Coalition of PBC; the Homeless Advisory Board and the United Way's Food, Shelter, and Emergency Needs Committee.
- Continued to set aside 10% of its total CDBG allocation for use in promoting economic development activities (in FY 2010-2011, the sum totaled \$681,619). By giving preferential grant or low interest funding to businesses located in economically depressed areas, HCD intends the recipients of these funds to create jobs filled predominantly by low and moderate income persons.
- Continued efforts to streamline and monitor funds distributed under its various programs to maximize effectiveness and minimize/eliminate the incidences of funding from different programs supporting the same clients.
- Continued its Community Development Business Loan Program which is funded through the HUD Section 108 Loan Program. The Economic Development Office was responsible for the continued implementation of this program.

III. ASSESSMENT OF ANNUAL PROGRESS

4. Describe Other Actions In Action Plan Taken to:

b. Foster and Maintain Affordable Housing

Starting early in 2006, due to various factors, including deteriorating economic conditions throughout the United States, the local housing market collapsed, resulting in a significant decline in the average purchase price of a home in Palm Beach County. A recent report entitled “The State of Florida’s Housing, 2010” published by the Shimberg Center for Affordable Housing, revealed that the median sales price of a single-family home in Palm Beach County has decreased dramatically over the last three years, from \$388,000 in 2007 to \$220,000 in the second quarter of 2010, representing a 43.3% decrease.

As a result of the declining housing costs and the loss of employment by many existing homeowners who purchased homes at the height of the housing market the required repayment on many mortgages greatly exceed the ability of those homeowners to pay. Households paying more than 30% of their income for mortgage costs, are considered by HUD to be cost burdened. According to the Florida Housing Data Clearinghouse, approximately 49.7% of extremely low income households (30% or less of AMI) in Palm Beach County pay more than 50% of their income toward housing costs, while only 4% of extremely low income households pay 30% or less of their income toward housing costs (not cost burdened).

The unsustainable condition has resulted in record high foreclosure rates within the County. According to RealtyTrac, the number of homes receiving foreclosure filings for the first half of 2010 (January to June) in Palm Beach County was 18,083, which is a 26% increase from a year ago, just as Palm Beach County’s foreclosure cases began to level off to 30,277 last year. The high number of foreclosures represent a dramatic increase over the number of cases in 2004 (3,250) and 2005 (3,049). We are witnessing regional impacts representing some of the worst mortgage debt conditions in the country. The State of Florida is second behind Nevada in foreclosure cases, and Palm Beach County now leads the State in foreclosures. According to RealtyTrac.com, “Foreclosure Activity Counts”, Palm Beach County had the highest number of foreclosure activities (8,943 in September 2010), than any other County. This represents a rate of 1 out of every 72 homes in the County are currently in a state of foreclosure. The unprecedented number of foreclosure cases held up within the courts (it was reported by the courts that as many as 55,000 cases were on hold in February, 2010), indicates the high number of foreclosures will continue in the immediate future.

Additionally, high unemployment levels (Palm Beach County: 11.0% (August, 2011) *Source: Florida Agency for Workforce Innovation*, tightening of lender’s underwriting requirements to homebuyers, escalating construction costs and foreclosure of investor-owned rental units resulting in the removal of these units from the local affordable rental housing stock, create recently arisen barriers to accessing affordable housing in the County.

Palm Beach County has also seen a record low number of housing sales, likely due to the high unemployment and stricter loan qualifications. The Shimberg Center for Affordable Housing,

Florida Housing Data Clearinghouse indicates that 2003 marked the height of the housing bubble, when 16,850 single family homes were sold at median sales price of \$239,665. In 2009, only 5,975 single family homes were sold, which represents a 282% decline in housing sales over the previous 6 years.

In light of these trends, Palm Beach County has put together a list of strategies which are designed to encourage the development and retention of affordable housing within its boundaries. In order to achieve this overall goal the following strategies, among others, were expounded within the County's Five (5) Year Consolidated Plan.

- To provide relocation assistance to individuals and families affected by the implementation of housing programs and the market collapse;
- To conserve and upgrade the existing affordable housing stock, and eliminate sub-standard housing;
- To increase the availability of permanent special needs housing;
- To increase the availability of permanent housing which are affordable and in standard condition to low and moderate income families, particularly to members of the disadvantaged minorities without discrimination;
- To provide dispersal mechanisms to make housing affordable to low-and moderate income persons.

During FY 2010-11, Palm Beach County carried out all of the above stated objectives through the implementation of the following specific projects, aimed at fostering and maintaining affordable housing:

Utility Connection/Impact Fee Program

This program is a direct benefit program providing assistance to low-and very low-income households. Eligible low- and very low- income households may receive assistance for the payment of impact fees and/or sewer and water connection fees charges by local government. This assistance can also be provided to eligible households living in existing housing for payments of utility connection feeds and road impact feeds for new municipal improvements. During FY 2010-11, the program assisted twelve low-and very low-income households.

CDBG Single Family Rehabilitation Program

The Single Family Rehabilitation Program rehabilitated twenty-two households during FY 2010–11. Technical and financial assistance was provided for upgrading substandard property to meet applicable housing and building code standards.

Foreclosure Prevention Program

The Foreclosure Assistance Program assisted two low and very-low income homeowners who faced foreclosure due to delinquent mortgages during FY 2010-11.

SHIP Single Family Rehabilitation Program

Twenty-Three households were assisted under this program during FY 2010-11. This program funds emergency rehabilitation where Code Enforcement has identified life-threatening or extremely dangerous living conditions.

SHIP Purchase Assistance Program

This program provides very low, low, and moderate income households with second mortgage subsidy assistance for purchasing a home. Assistance may be used for acquisition of new construction; or for acquisition in conjunction with needed rehabilitation. The assistance is provided in the form of a grant. The SHIP Purchase Assistance Program assisted three households in FY 2010-2011.

HOME Single Family Acquisition for First Time Home Buyers

This program is administered by the Home Investment Partnership Program. Funds disbursed are used for second mortgages to low and moderate income persons to assist them in acquiring homes. The individuals assisted must be first-time homebuyers. Eighty-one first time homebuyers were assisted under this program during FY 2010-2011.

Letters of Consistency

Palm Beach County displayed its support to agencies applying for funding under the State and Federal Programs which provides funding for affordable housing activities and for housing special needs individuals. During FY 2010-11-10, four such consistencies were provided to four agencies.

Section Eight Vouchers

The Public Housing Authorities located within the county continued to issue Section 8 rental housing vouchers/certificates to Palm Beach County residents. During FY 2010-11, the Housing Authorities located within Palm Beach County's jurisdiction administered 2,088 Section 8 vouchers/certificates.

Neighborhood Stabilization Program 1 (NSP1)

During FY 2010-11 the Neighborhood Stabilization Program 1 (NSP1) assisted thirty-three households with first or second mortgages for home acquisition.

Neighborhood Stabilization Program 2 (NSP2)

During FY 2010-11 the Neighborhood Stabilization Program 2 (NSP1) assisted three households with first or second mortgages for home acquisition.

III. ASSESSMENT OF ANNUAL PROGRESS

4. Describe Other Actions In Action Plan Taken to:

c. Eliminate Barriers to Affordable Housing

Palm Beach County has continued to implement strategies to remove barriers to affordable housing, especially where they are caused by the negative effects of public policies and the prevailing economic and social conditions. These strategies are designed to improve the shortage of affordable housing in the County and to ensure the provision of affordable units available to the residents of Palm Beach County. One strategy to eliminate barriers to affordable housing is to increase the number of new single-family and multi-family affordable housing units, as well as maintaining and extending the life of existing affordable units. The provision of financial assistance is a second means by which the County helps to eliminate identified barriers to obtaining affordable housing. The County assists prospective homebuyers and developers who are seeking to purchase or construct affordable housing units. These strategies, in addition to others, discussed hereunder, have been carried out through programs implemented by The Department of Housing and Community Development (HCD), and Planning, Zoning and Building Department (PZ&B).

HOME Program

HOME Single-family acquisition/rehabilitation for the First-time Homebuyers programs, which are described in more detail in the “HOME Program Narrative” section were carried out by HCD and were designed to reduce prohibitive cost barriers to affordable housing.

The Workforce Housing Program

The program provided for the development of workforce housing units in all new residential developments in unincorporated Palm Beach County. The program is intended to serve the housing needs of people employed in the jobs that the general population of the community relies upon to make the community economically viable. This program was previously a voluntary program that granted additional density in order to construct a percentage of housing units within a development for lower income households. However, the program had limited success on a voluntary basis, therefore, the Board of County Commissioners (BCC) adopted a mandatory program on November 21, 2006 to implement this strategy. The mandatory program requires all new residential projects that consist of 10 or more units to provide varying percentages of homes as deed restricted housing targeting incomes ranging from 60-150% of AMI. The program ensures that there is a minimum affordability period, and in return provides a variety of incentives, such as density bonuses and traffic relief. In November 2009, the County amended the program to allow developers to apply for a density bonus incentive of up to 30% for low residential and up to 100% for new medium and high residential developments. To gain this incentive, developers are required to sell or rent at least 40% of the units as Workforce Housing Units. Since the inception of the ordinance, 3,097 total housing units have been approved, with 1,136 of the units designated as Workforce Housing.

The Palm Beach County Impact Fee Ordinance

The ordinance was designed to minimize impact fees for smaller, more affordable homes, by calculating the fee on the total square footage of the house.

Comprehensive Plan

The Comprehensive Plan is a growth management tool that contains policies that may, at times, become barriers to affordable housing. However, provisions have been made throughout the Plan to alleviate these barriers and to provide incentives for the provision of affordable housing. Policies relating to affordable housing are addressed in the Future Land Use Element and Housing Element of the Plan. These elements are regularly reviewed through the Evaluation and Appraisal Report (EAR) process and, among other things, address the provision of affordable housing.

Traffic Performance Standards (TPS)

As identified in the Palm Beach County Unified Land Development Code (ULDC), TPS allows developers to gain additional trips for their traffic counts as an incentive to construct very low and/or low income housing. The additional trips allow developers to build more units without triggering a threshold due to the increase in traffic counts. By providing the ability to build more units, the cost of construction is reduced for the developer. Projects that are to be 100 percent very low and low income affordable housing may be eligible for a reduction of one percent of traffic volume on impacted county roadways.

Accessory Affordable Housing in the "INST" Land Use Category

This language provides non-profits and other community based organizations a means to develop very low and/or low income housing on land that has been set aside for public and/or governmental use but ordinarily has no specific residential density. This provision is important to special needs housing production since most often non-profits or community based groups with institutional land look to include special needs housing in conjunction with their existing operation facility (i.e., church site with elderly housing).

Zero Lot Line Developments

Zero lot line developments are permitted by Palm Beach County Unified Land Development Code (ULDC) and by a majority of the municipalities in the jurisdiction. This method of land development has become particularly advantageous in the usage of small lots, enabling low- and moderate-income housing builders to reduce costs by utilizing less land. This has also worked particularly well where infill housing has taken place in some of the older city areas throughout the jurisdiction, where existing neighborhoods have been platted with extremely small lot sizes.

The Development Review Permitting (DRP) Process

The DRP process will continue to be expedited as part of the overall effort to improve the efficiency of the development approval process. Once an application is submitted to the County, a project manager in the PZ&B Planning Division is assigned to handle the application throughout the process. The Project Manager works closely with the developer to resolve any outstanding issues.

A One-Stop Permit Process

The One-Stop permit process is designed to result in continual improvements to the permit issuance process and an associated level of service is implemented by the Building Division of PZ&B. By lessening the time required for developers to acquire necessary building permits, the one stop permitting process has reduced the time previously required to initiate the construction process. This results in a monetary savings to the developer that may be passed on to prospective low and moderate income homebuyers. Additionally, non-profit agencies attempting to develop affordable housing may also benefit by the enhanced one-stop process.

Other County Departments also have initiated programs that are designed to promote affordable housing. Some of these programs are described below:

County's Comprehensive Plan- Housing Element

The Housing Element of the County's Comprehensive Plan requires that the County inventory all surplus County-owned and foreclosed properties that could be used to promote affordable housing development. The Property and Real Estate Management Division coordinates identification of such lands with municipalities, the Palm Beach County School Board, the South Florida Water Management District and other public land owners in Palm Beach County, to produce a list of viable sites for affordable housing developments and special needs housing, including rural and farmworker households. A competitive Request for Proposals is used to allocate these lands to prospective low-income housing providers. HCD has utilized surplus properties in the past in its affordable housing activities.

Deferred Payment Program

Palm Beach County Water Utilities Department implements the Deferred Payment Program (DPP) which allows existing homeowners to amortize water and sewer hook-up fees over a ten year period. This program was established in 1993 and is designed to assist owners of existing homes, which are currently hooked up to well and septic systems, to hook up to newly expanded or constructed water and sewer systems. The impact fees are paid back over a ten year period with an annual interest rate of eight (8) percent. In order to enter into the program, a lien is required to be placed on the property until the final payment is made. This program enables persons of all incomes to reduce the impact of the imposed fees and enter into expanded utility services.

Taxing Instruments

In order to make multiple infrastructure improvements affordable to property owners, the BCC, in November 1995, approved amendments to the Water Utilities Assessment and the Municipal Service Taxing Unit (MSTU) Ordinances. The amendments extended the number of years allowable for assessments to be paid from 10 to 20 years, thereby reducing the financial impact on property owners and contributing to the affordability of housing in the County.

The Community Land Trust of Palm Beach County, Inc .(CLT of PBC)

The CLT of PBC is a non-profit housing provider founded by Palm Beach County to help address the need for affordable housing in the County. Like other affordable housing providers, the CLT of PBC either develops, or facilitates the development of housing to be sold to very-low, low, and moderate income homebuyers at an affordable price. The CLT sells the home only to homebuyers and retains ownership of the underlying land for the benefit of the community in perpetuity. At resale, a 99 year ground lease is recorded containing a resale provision that ensures the home will only be resold to another income eligible household for an affordable price. Since its inception, the CLT has brought a total of 18 single family units under its stewardship through both acquisition and rehab and has another 8 single family units in the process of being acquired. The CLT is also under construction of Phase I of Davis Landings. This development is located on a 7.29 acre parcel that was originally acquired by the County with CDBG funding. Phase I is comprised of 25 affordable multi-family units. Phase two will consist of 24 affordable single family homes to be resold under the CLT model of homeownership.

III. ASSESSMENT OF ANNUAL PROGRESS

4. Describe Other Actions In Action Plan Taken to:

- d. Overcome Gaps in Institutional Structure and Enhance Coordination

There has been much progress made in recent years with the respect to improving the institutional structure and enhancing coordination in the provision of services and identification of needs of low-and moderate income persons in Palm Beach County, as well those residents who are homeless or have special needs. However, the Palm Beach County Five Year Consolidated Plan did identify that much more improvement is needed. The need for coordination efforts is due to the many requirements imposed by local, state, and federal governments, the diversity of funding sources and the presence of many service providers. Notwithstanding, Palm Beach County has committed itself to developing an institutional structure that will alleviate deficiencies and promote cohesiveness.

As it relates to housing, Palm Beach County is committed to a more comprehensive planning system to meet its goal and objectives of addressing the housing needs of the very low, low, and moderate income residents of the County. Some of the efforts set forth to develop a more comprehensive planning system are documented in the Affordable Housing Study (2006) and the Palm Beach County's Five Year Consolidated Plan (2010-2015)

Urban County Qualification

Palm Beach County, through HCD, undertakes essential housing assistance and community development activities in its unincorporated areas and in municipalities which have executed interlocal participation agreements. Currently, HCD has Interlocal agreements with 30 municipalities that have agreed to participate in the Urban County Participation Program in order to be eligible to receive CDBG and HOME Program funds from HCD.

Countywide Community Revitalization Team (CCRT)

The Countywide Community Revitalization Team (CCRT) was formed to coordinate stabilization/revitalization efforts and activities in deteriorated residential neighborhoods in unincorporated Palm Beach County. The CCRT, under the umbrella of the Office of Community Revitalization (OCR), is comprised of members representing, sixteen (16) County agencies/departments, including HCD, four (4) State and local agencies, and works with approximately five (5) local neighborhood groups. Using funds from various sources, including CDBG funds, the CCRT has initiated improvements to neighborhood roadways and drainage, water supplies, sanitary sewer service, neighborhood parks, crime reduction, and code violation correction. During FY 2010-11, HCD has proposed two (2) infrastructure projects for CDBG funding located in two (2) CCRT areas.

The Homeless Coalition of Palm Beach County

The Homeless Coalition of Palm Beach County was created to bring together all providers of Homeless Services (private and public) in a common forum, serving as a catalyst for community collaboration to prevent and end homelessness. HCD continues to coordinate with the Homeless Coalition to assist the homeless population within Palm Beach County. Two (2) County Staff and several volunteers served on the Coalition.

Community Housing Development Organization (CHDO)

HCD coordinates with non-profit organizations to expand their capacity to develop and manage decent and housing under the HOME (Home Investment Partnership Program) program. A CHDO is a specific type of non-profit organization as defined in Section 92.2 of the HOME Regulations. The CHDO Program is funded by a mandated 15% set-aside of HOME funding. Only non-profit organizations that have been certified by HOME participating jurisdictions as CHDOs can receive funding from the 15% set-aside. Moreover, participating jurisdictions may use up to 5% of the annual HOME allocation for the payment of operating expenses incurred by the CHDO in the delivery of affordable housing. This 5% set-aside is separate and apart from the mandated 15% CHDO set-aside and it does not count against the participating jurisdiction's administrative funds. Palm Beach County has designated eight (8) organizations as CHDO's: Lake Worth Community Development Corporation, Northwest Riviera Beach Community Development Corporation, We Help Community Development Corporation, Word of Faith Community Development Corporation, Noah Development, Inc., REACH, Neighborhood Renaissance, Inc., and Delray Beach Community Development Corporation. During FY 2011-2012, eleven (11) households received assistance.

Community Development Block Grant (CDBG) Funding Recommendation Committee

In order to equitably and efficiently distribute Community Development Block Grant (CDBG) funds, Palm Beach County has established an independent Funding Recommendation Committee to make funding recommendations. During FY 2010-2011, the preliminary funding recommendations was put forwarded to the Funding Recommendation Committee by a committee comprised of three county staff persons. This group met twice during which time the committee members heard HCD staff presentations on each CDBG applicant, and comments from CDBG applicants that attended the public meetings. This group then forwarded preliminary funding recommendations to the Funding Recommendation Committee. This committee was made up of four (4) members all who were Board of County Commissioners' employees. The committee met once to review the preliminary funding recommendations and to hold discussion. At the conclusion of the meeting, CDBG funding recommendations were made that were forwarded to the BCC for approval.

Emergency Shelter Grants Program (ESGP) Advisory Board

In order to equitably and efficiently distribute Emergency Shelter Grant (ESG) funds, Palm Beach County has established an independent Advisory Board to make funding recommendations to the Board of County Commissioners (BCC). The Advisory Board consists of nine (9) members and two (2) alternatives. Advisory Board members are nominated by the Homeless Coalition of Palm Beach County, Inc. and are appointed at large by the Board of County Commissioners (BCC). The Advisory Board members serve two (2) year terms. The ESG Advisory Board conducted three(3) meetings during Fiscal Year 2010-2011 in determining funding recommendations for the 2011-2012 fiscal year.

Economic Development CDBG Set Aside Program

During FY 2010-11 the County set aside 10% of its CDBG entitlement to be utilized for economic development activities, and administered by its Economic Development Office (EDO). EDO allocated \$397,440 under the CDBG Economic Development Set-Aside Program to two (2) small business incubators and one (1) small business loan program to provide

assistance to small existing or start-up companies in Palm Beach County. By the end of FY 2010-11, 30 FTE jobs were created.

Section 108 Loan Program

To date, the County has entered into eight (8) agreements with HUD to draw down funds from the original Section 108 Loan Program. The total amount agreed to be drawn down under these agreements is \$9,635,000, with 543 full time equivalent (FTE) jobs required to be created. The Section 108 loans involve funding for the following activities: Thirteenth Street Industrial Park, Inc. (Baron Group) in 2004 for a loan of \$1,660,000 to purchase property for the construction of a new building and to purchase equipment, and a second loan to the Baron Group during July 2009 in the amount of \$1,000,000 for the purchase of equipment; Kiddie Haven Pre-School in May 2010 received \$57,000 for working capital associated with the expansion of the school, and is contracted to create 6 FTE jobs; and Concrete Services in June 2010 received a loan of \$250,000 for working capital associated with the expansion of the business and is contracted to create 12 FTE jobs. Oxygen Development in November 2010 received a loan in the amount of \$5,948,000 for working capital associated with the expansion of the business and is contracted to create 400 FTE jobs; Donia Roberts, PA in November 2010 received a loan in the amount of \$265,000 for fixed assets and working capital associated with the expansion of the business and contracted to create 8 FTE jobs; Ameliascapes in February 2011 received a loan in the amount of \$198,000 for working capital associated with the expansion of the business and is contracted to create 6 FTE jobs; F&T of Belle Glade in February 2011 received a loan in the amount of \$257,000 for fixed assets in association with the expansion of the business and contracted to create 8 FTE jobs.

Environmental Review Report (ERR)

During FY 2010-2011, HCD coordinated with the Facilities, Development and Operations to procure Phase 1 and Phase 2 environmental assessments when required.

Food, Shelter and Emergency Needs (FSEN) Committee

This committee is charged with the task of allocating funding for the United Way of Palm Beach County's Providing Food, Shelter and Emergency Needs Impact Area. The committee is comprised of members from the public and private sector. HCD is an active participant on the committee.

Family Empowerment Coalition (FEC)

The Family Empowerment Coalition (FEC) is a partnership of eleven (11) non-profit agencies. The FEC was formed to streamline the process through which needy families receive assistance. For FY 2010-2011, the goal of the FEC was to provide a central site which coordinates all the services provided by the participating non-profits. This gateway to multiple agencies concept provided individuals and families access to all the services they need at a more responsive rate. Lead by Adopt a Family, FEC is implementing the Homeless Prevention and Rapid Re-Housing Program (HPRP) for the County.

211/Palm Beach/ Treasure Coast

211 Palm Beach/Treasure Coast is recognized as the central linkage point in the County providing individuals with the information and support they need. In Palm Beach County, 211

served as the Homeless Helpline which is available year round. The 211 assists Palm Beach County homeless individuals and families by screening for service eligibility, providing information and referrals, scheduling appointments for individuals with the Homeless Outreach Teams, completing data collection, and providing community education.

Homeless and Housing Alliance

The Homeless and Housing Alliance (HHA) was created to bring all segments of the public community together to address the needs of the homeless. The HHA is primarily responsible for coordinating the Palm Beach County Continuum of Care application to HUD for Supportive Housing Program funds. Under the Continuum of Care process, the HHA committee has a subcommittee, known as the Bed and Gap Committee that is responsible for updating the Annual Gaps Analysis as mandated by HUD.

Subrecipient Orientation Workshop

HCD hosts an orientation for all agencies who receive CDBG and ESG funding annually. The workshop is designed to inform the subrecipients of the many requirements of the federal programs. On November 15, 2010, HCD hosted the workshop for municipalities, non-profit housing and social service providers funded under the various programs for Fiscal year 2010-2011.

Regional Meetings

The Department of Housing and Community Development conducted two (2) Regional Meetings, one in the Eastern County (April 7th); and one in the Western County (April 6th), to inform citizens, municipalities and non-profit housing and social service providers of the application process for participating in next year's (FY 2011-2012) CDBG, HOME, and ESG Programs. Attendees were also provided technical assistance, elicited input from the community concerning housing and non-housing needs that should be considered in the preparation of the AP, and to review program performance. All public input received was detailed in the County's Action Plan for Fiscal Year 2011-2012.

Homeless Advisory Board

In 2007, Palm Beach County established the Homeless Advisory Board to develop a Ten Year Plan to End Homelessness, as conceived by HUD. The Board is tasked by the County to lead a collaborative planning process to design, execute, and evaluate programs, policies and practices to prevent and end homelessness in the County. HCD is a participatory member of the Homeless Advisory Board. The composition of the HAB ensures that the members possess the authority to implement effective change. The HAB advises members of the County on matters related to the issue of homelessness by gathering input from the community, reviewing homeless legislation, assisting in the implementation of the *Ten-Year Plan*, making funding recommendations to the County and recruiting private and public representatives to the membership to HAB committees. The HAB facilitated the development of the *Ten-Year Plan* which was formally adopted by the County in September 2008. With the development stage completed, the current focus is on implementation through many working committees across the HAB, the HHA and the Homeless Coalition. A major accomplishment and a cornerstone of the *Ten-Year Plan* has been the purchase and renovation of the County's first regional homeless resource center, which will serve as the front door to homeless resources and services using the Housing First model.

Renovations are close to completion with opening anticipated March 2012. The Homeless Advisory Board formally aligned with the Homeless Coalition of Palm Beach County, Inc. through a Memorandum of Agreement that was approved by the Board of County Commissioners' in August 2011. This alignment and partnership will strengthen the resources available to the homeless community as well as avoid duplication of efforts. The efforts of the Homeless and Housing Alliance, Homeless Advisory Board and Homeless Coalition's committees aim to further the goals of the *Ten-Year Plan*.

Homeless Resource Centers

The County addressed the need for a Homeless Resource Center by using funding received under the NSP1 Program, CDBG Program as well as funding from other sources to purchase and renovate a facility to be used as a Homeless Resource Center. All renovations have been completed and the facility will be ready for use in early 2012.

Countywide Community Land Trust (CLT)

In an effort to address the need for affordable housing in Palm Beach County, the County established a Countywide Community Land Trust of Palm Beach County (CLT of PBC) as a non-profit corporation to preserve the quality and affordability of housing for low and moderate income families. The CLT's main purpose is to obtain land and housing to make available in perpetuity as affordable housing. Five CLTs are now operational in the County. Four (4) of these are operated by non-profit organizations (Northwood Renaissance, Adopt-A-Family of the Palm Beaches, the Community Land Trust of Palm Beach County and The Housing Partnership) and one by the City of Delray Beach. All, except the Community Land Trust of Palm Beach County (CLT of PBC) operate within very restrictive geographic boundaries. During FY 2010-11, under the NSP2 Neighborhood Redevelopment Program, the CLT of PBC received funding of approximately \$4.5 million to finance the construction of 25 rental units at the Davis Road parcel that will be known as Davis Landings.

HOME First-time Homebuyer Program

In implementing the HOME First-time Homebuyer Program, Palm Beach County partnered with private sector financial institutions and non-profit housing agencies. HOME second mortgages leveraged first mortgages that were provided by private lending institutions.

III. ASSESSMENT OF ANNUAL PROGRESS

4. Describe Other Actions In Action Plan Taken to:

e. Improve public housing and resident initiatives

This section will provide information on the four Public Housing Authorities operating within the Palm Beach County entitlement jurisdiction, namely: Palm Beach County Housing Authority, Belle Glade Housing Authority, and Riviera Beach Housing Authority.

1. Palm Beach County Housing Authority (PBCHA)

The PBCHA operates 495 public housing units which are located as follows: 26 family units (scattered sites in Boynton Beach); 19 single family homes (Boynton Beach/Lake Worth area); 100 housing units for the elderly (Drexel Apartment); 134 units including 50 units for the elderly and disabled (Dyson Circle Apartments); 75 family units (Schall Circle); 75 family units (Seminole Circle) and 66 family units (South Bay).

During FY 2010-2011, PBCHA received \$829,241 under the formula based Capital Funds Program (CFP) and expects to receive the same amount for FY 2011-2012.

The PBCHA administered 2,012 Housing Choice Vouchers under the Section 8 program during FY 2010-2011. This amount included \$2,088,642 for 258 Housing Choice Vouchers under the Family Unification Program (FUP). These amounts should increase slightly during FY 2011-2012.

Resident Initiatives

The following summarizes activities which are being, or will be undertaken by PBCHA to increase and improve the involvement of public housing residents in the management of their public housing:

- PHA continues to collaborate with the PBC Sheriff Office (PBSO) to help combat crime in public housing. PBCHA provides office space in its housing developments to PBSO's Community Policing Unit.
- The FSS Program has been implemented under the Section 8 program and includes case management of clients through Life Improvement for Tomorrow Inc. The FSS Program Manager oversees the program for all Section 8 participants. PBCHA received \$48,259 of HUD funding for the salary and benefits for the FSS Coordinator. The estimated annual cost to manage this program is \$100,000. The PBCHA has applied for 3 FSS Coordinators for the Section 8 HCV Program at a cost of \$122,247 and 1 FSS Coordinator for Public Housing at \$46,014.

- As part of the PBCHA's annual budget, there is a set-aside of \$25.00 per household to help establish and fund Resident Councils at five of the authority's locations. There are presently two (2) active Resident Council Organizations that are chartered at Drexel House and South Bay (Marshall Heights). There will be start-up elections possibly this year at Dyson Circle and Schall Circle. The comprehensive daycare facility at Dyson Circle has been closed and the building has been completely reconditioned and is currently being used as office space for Project-Based Management, Maintenance, Police Activity and Resident Services.
- The PBCHA had one (1) resident serving on its Board of Commissioners, as required by Florida Statutes. This Resident of the Drexel House Community was appointed by the Governor of Florida for a term of three (3) years on the Board. However, this Commissioner had to retire for health reasons during the year and will be replaced by another Resident as soon as approval from the Governor's office is completed.
- The PBCHA has computer learning center at its Drexel Apartment location. A Computer program has been established at Schall Circle.
- After school programs are established at all three levels (Elementary, Middle, and High School) in cooperation with Florida Atlantic University and New Beginnings.

**Grants Administered by
Palm Beach County Housing Authority
FY 2010-2011**

Program	FY 2010-11 Allocation	Funds Available	Funds Expended
Capital Fund Program	\$786,179	\$500,257	\$285,922
Section 8 Voucher	\$20,621,863	\$594,737	\$21,977,923
NSP-1	\$51,895	\$0.00	\$87,758
FSS Coordinator	\$110,716	\$26,184	\$87,758
Section 8 Admin Reserve	\$1,499,160	\$72,636	\$1,409,650
Operating Fund AMP 06	\$526,419	\$0.00	\$526,419
Operating Fund AMP 02	\$644,436	\$0.00	\$644,436
Rent Collected AMP 06	\$538,329	\$0.00	\$538,329
Rent Collected AMP 02	\$809,461	\$0.00	\$809,461
CDBG Awards			
Marshall Heights Impact Windows/Doors	\$230,792	\$0.00	\$230,792
Single Family Homes Impact Windows/Doors	\$331,668	\$0.00	\$331,668
Seminole Manor/Schall Impact Windows/Doors	\$894,239	\$0.00	\$894,239
Drexel Fire Alarm System	\$52,600	\$0.00	\$52,600

2. Belle Glade Housing Authority (BGHA)

The U.S. Department of Agriculture, Rural Development (RD) Division is the designated reviewing agency for the Belle Glade Housing Authority (BGHA). Consequently, the RD Division performed its regular evaluation/performance reviews of administrative records and policies during April 2009. All aspects of the review were satisfactory.

BGHA provides housing exclusively to farmworkers and their families. During FY 2010-11, the BGHA operated a total of 714 public housing units – 400 units at the Okeechobee Center and 314 at the Osceola Center. During the course of the year, the BGHA received \$482,039 in USDA Rental Assistance funds.

Resident Initiatives

The following summarizes activities which were undertaken by the BGHA to increase and/or improve the involvement of public housing residents in the management of their public housing:

- Redlands Christian Migrant Association (RCMA) continued to provide daycare services for up to 100 children at the Belle Glade Day Care Center, located at BGHA's Okeechobee Center. RCMA provides services including, but not limited to, education and child development skills to low-income families.
- In an effort to reduce drug activity, vandalism, and overall crime, the BGHA continued to provide space for Community Oriented Policing offices at its facilities. Both Okeechobee and Osceola Center are policed by the Palm Beach County Sheriff's Office, who works closely with management in responding to neighborhood concerns.
- In conjunction with the Police Athletic League, BGHA continued to co-sponsor football and basketball teams for the children of its tenants.
- Planned Parenthood of the Treasure Coast provides numerous programs for the youth of the Okeechobee Center.
- BGHA is currently involved in a rehabilitation project funded by USDA. The total project value is \$5.2 million and includes the installation of central air conditioning and heating units in 686 units. Bathrooms are also being rehabilitated in 310 units and hurricane-rated windows are being installed in 310 units. During the FY 2010-11 reporting period, BGHA expended \$1,561,534 of the funds.

**Grants Administered by
Belle Glade Housing Authority
FY 2010-2011**

Program	FY 2010-11 Allocation	Funds Available	Funds Expended
USDA Rehabilitation Funds	\$5,200,000	\$5,200,000	\$4,387,618

1. Pahokee Housing Authority, Inc. (PHA)

HUD is the designated reviewing agency for the Pahokee Housing Authority, Inc. (PHA) and performs management reviews, program evaluation, and performance reviews of administrative records, policies, and regulatory compliance. Its Board of Commissioners is appointed by the Mayor of the City of Pahokee. During FY 2010-11 reporting period there were no unresolved findings or observations.

Pahokee Housing Authority received and expended \$1,597,120.00, in Public Housing Operating Subsidies during the course of the year that were received under the formula-based Capital Fund Program and other grants allocated to the PHA. PHA administers 76 Section 8 Housing Choice Vouchers with a HUD award of \$649,236.00. PHA also administers six vouchers from other housing authorities.

Pahokee Housing Authority operates 474 Public Housing units on three scattered sites: 75 family units at McClure Village; 200 family units at Padgett Island Homes; and 199 family units at Fremd Village.

- Palm Beach County Glades Utilities Authority provides water and sewer services to all 474 residential units owned and operated by the PHA.
- The City contracts with Palm Beach County Sheriff Office to provide law enforcement services to 75 residential units within the city limits. Two (2) of PHA’s developments (400 units) are located outside the City's boundaries, which is serviced by the County’s law enforcement
- Under the Cooperation Agreement between the PHA and the City of Pahokee, the City is responsible for maintaining all streets and sidewalks for PHA Developments within its (City's) jurisdiction. PHA has the same type agreement with Palm Beach County for those unincorporated developments.
- In the Fremd Village Development, one (1) unit is designated as a Resident Empowerment Center.

**Grants Administered by
Pahokee Housing Authority
FY 2010-2011**

Program	FY 2010-11 Allocation	Funds Available	Funds Expended
PH Operating Subsidies	\$1,597,120	\$1,597,120	\$1,591,120
Section 8 Voucher	\$649,236	\$649,236	\$649,236
ROSS	\$189,850	\$189,850	In Progress
Replacement Housing Factor (RHF)	\$136,972	\$136,972	In Progress
Capital Fund Program 2010	\$898,079	\$898,079	\$27,958
Capital Fund Program 2011	\$772,568	\$772,568	-

Development Activities

PHA submitted an Application for Demolition to HUD's Special Application Center (SAC) to demolish six units at McClure Village that suffered severe structural damages caused by the 2005 Hurricane. Palm Beach County Housing and Community Development committed tireless efforts and resources to assist PHA with redevelopment activities. Upon approval of the demolition application, it is PHA's goal to construct eleven (11) new housing units at McClure Village by 2012. PHA will use DRI II funds from PBC-HCD, as well as, additional funds that may be available through other grant programs. The engineering drawings and specifications have been prepared for the new construction project. PHA has been invited to participate in the County's NSP III grant application. PHA will utilize these funds to construct affordable housings on approximately eight (8) acres of vacant land, which PHA owns. PBC-HCD has also committed DRI III funds to improve existing housing conditions at McClure Village. In addition, PHA made vast improvements to its property and housing stock during FY 2010-2011. Such improvement include: Installation of Central Air Systems; bathrooms renovation, asbestos abatement, replacement of soffit and fascia; and installation of new playground equipment at each development.

Residents Initiatives

The following summarizes activities which were undertaken by the PHA to increase and/or improve the involvement of public housing residents in the management of their public housing.

- PHA has implemented an effective Residents Opportunities and Self-Sufficiency (ROSS) program. HUD awarded \$189,850 to administer the ROSS program for three years. PHA has opened a Computer Learning Center at Padgett Island Homes to teach residents basic computer skills. This program will also offer credit counseling; homebuyer's workshops; budgeting; health awareness; fire & hurricane safety; GED; job readiness; personal and professional development, family strengthening; and so forth. This will be accomplished through collaboration, alliances, and partnerships. Approximately 50 Public Housing residents are enrolled in PHA's ROSS program.
- PHA administers a Family Self Sufficiency program as part of its Section 8 Housing Choice Voucher Program. This program allows participants to earn escrow dollars while meeting individual goals. Upon successful program graduation, the participants are awarded the full amount of monies earned in their individual escrow account.
- PHA collaborates with the Professional Opportunities Program for Students, Inc., (POP), to provide personal and professional development for teenagers who face social and economic barriers that impact their life quality. These students receive on-the-job training and guidance necessary to achieve success with respect to career opportunities.
- PHA contracts with the City of Pahokee Recreation Department to implement an afterschool program for fifty (50) middle school aged children. The program offers early intervention and prevention methods to curtail crime and violence. It also offers cultural arts, tutorial, mentoring and remedial activities. Qualified PHA residents are given priority with respect to hiring for this program.

- PHA continues to collaborate with Bright Ideas Education Foundation to provide child care services. Through this collaborative effort, residents are provided the opportunity to seek educational and professional development, as well as job opportunities. Bright Ideas gives priority to qualified PHA residents with respect to hiring and intake.
- PHA has one resident serving on its Board of Commissioners, as required by Florida Statutes. This resident was appointed by the Mayor of the City of Pahokee and approved by the City Commissioner.
- PHA has a seven member Resident Advisory Board. This Board was established to assist with development of PHA's goals and objectives for its Agency Annual Plan.
- PHA has an active Residents Council, so named Pahokee Housing Authority Tenants Association (PHATA). There is a resident leader at each development. This person is responsible for reporting to PHATA's president on needs and activities, monthly. The Residents Council participates in the monthly Board of Commissioners meetings where management issues are discussed and decisions are made.

Job Training/Employment Opportunity for Residents

- PHA strictly enforces Section 3 compliance when it comes to hiring of contractors. PHA requires that contractors submit a plan, showing how they will provide job opportunities for persons living in Public Housing and in the local community. PHA has been successful in creating jobs for residents of Pahokee under this initiative.
- PHA works in partnership with Workforce Alliance, Inc., to provide work experience for youth and adults who are desirous of developmental opportunities. PHA hired three participants referred by Workforce during the past year. At least one employee was a PHA resident.
- Residents receive assistance with job-seeking and writing of resumes' at PHA's Computer Center.

Residents Safety Programs

- PHA maintains its collaboration with Palm Beach County Sheriff Office (PBSO), to help combat crime in public housing. PBSO Community Policing Unit holds monthly, on-site community meetings with residents and offers education on crime prevention. PBSO's efforts have been very effective in decreasing crime in PHA's public housing developments.
- PHA provides office space for PBSO Community Policing Units at one of its Public Housing Developments (Fremd Village).

- PHA has agreed to house an on-site Domestic Violence office. This program will offer education and awareness, to combat domestic violence, dating violence, stalking, and rape.

4. Riviera Beach Housing Authority (RBHA)

The Riviera Beach Housing Authority has hired a new executive director and deputy director to run operations and to develop the former Ivy-Green site. A request for proposals is expected to be advertised in December 2011. In addition, RBHA received a NSP1 grant from Palm Beach County Department of Housing and Community Development in the amount of \$500,000. RBHA acquired and rehabilitated four single family homes for rent to low and moderate income families within the City of Riviera Beach.

**Grants Administered by
Riviera Beach Housing Authority
FY 2010-2011**

Program	FY 2010-11 Allocation	Funds Available	Funds Expended
Capital Grant Fund	FY 2009	\$159,579.00	0
“ ”	FY 2010	\$158,841.00	0
NSP-1 Grant	FY 2010	\$500,000.00	\$500,000.00

III. ASSESSMENT OF ANNUAL PROGRESS

4. Describe Other Actions In Action Plan Taken to:

f. Evaluate and reduce lead-based paint hazards

In order to protect young children from lead hazards posed by paint, dust and soil in residential structures, the Housing and Community Development Act of 1974 was amended to include the Residential Lead-Based Paint Hazard Reduction Act of 1992 also referred to as Title X. Additionally, HUD published the *Requirements for Notification, Evaluation, and Reduction of Lead-Based Paint Hazards in Federally Owned Residential Property and Housing Receiving Federal Assistance* in the Federal Register on September 15, 1999 with an effective date of September 15, 2000. The requirements of the regulation apply to housing built before 1978; the year lead based paint was banned from nationwide consumer use. HCD's housing programs operate in full compliance with the regulation.

The County conducts lead based paint abatements, as opposed to interim controls, and HCD is authorized by the Board of County Commissioners (BCC) to expend up to \$10,000 per housing rehabilitation on costs related to lead based paint. Greater expenditures can be made with job-specific BCC approval. Activities to evaluate or reduce lead based paint are not eligible under the SHIP Program; however, the County determined that the requirements should be applied to all HCD-administered housing rehabilitation programs. Consequently, HCD utilizes CDBG funds to cover the costs of lead based paint testing and abatement associated with rehabilitations undertaken through the SHIP Program.

HCD has contracted a consultant to provide lead based paint inspection and risk assessment services, and maintains a list of companies certified to perform lead based paint abatement. During FY 2010-11 HCD funded sixteen (16) lead based paint inspections and one abatement, at a cost of \$6,228.65, was conducted at residences undergoing rehabilitation throughout the Palm Beach County jurisdiction.

During FY 2010-2011, the Palm Beach County Health Department's Division of Environmental Public Health continued the operation of the Childhood Lead Poisoning Prevention Program. The Program offered free lead-poisoning screenings for children at Health Department clinics throughout the county, and also received referrals from private health care providers who detected elevated blood lead levels in their child patients. In cases where blood lead levels were greater than 10 micrograms per deciliter, an environmental assessment of the child's household was conducted to determine the source of lead exposure. During FY 2010-2011, three (3) investigations, including household environmental assessments, were performed. The investigations concluded that the sources of lead were as follow: lead exposure possibly due to chewing or ingesting lead painted toys or leaded jewelry- two (2) cases, lead exposure from ceramic tile- one (1) case. As part of the assessment, the Department provided counseling and literature to the children's families, including specific recommendations to eliminate or reduce the child's accessibility and exposure to lead hazards, and recommendations to alleviate the effects of the lead exposure through the child's diet. Additionally, the Department provides affected homeowners with HCD's contact information to see if the owners qualify for lead based paint remediation

III. ASSESSMENT OF ANNUAL PROGRESS

4. Describe Other Actions In Action Plan Taken to:

- g. Ensure Compliance with Program and Comprehensive Planning Requirements**

Palm Beach County HCD has always strived to achieve compliance with the program and comprehensive planning requirements of the CDBG, ESG, and HOME programs and more recently, the same efforts have been made for the federal stimulus programs that HCD now administers, including NSP and CDBG-R. The department continuously monitors its programs to ensure compliance with Federal, State, and local regulations. During FY 2010-11 in order to ensure continued compliance, HCD focused on the following areas: citizen participation, use of funds, fair housing, community development plan, Davis-Bacon, Section 3, environmental requirements, HOME provisions, and development of policies and procedures.

Citizen Participation

HCD developed a Citizen Participation Plan as required at 24 CFR 91.105 as part of the Five Year Consolidated Plan (FY 2010-11). The purpose of the plan is to encourage citizen participation throughout the fiscal year. The Plan provides for various opportunities for citizens of Palm Beach County to comment on the Consolidated Planning Process and specifically the Action Plan. These include two regional public meetings held by HCD in eastern and western Palm Beach County to discuss the CDBG, ESG, and HOME programs as well as the application process for each, as well as a public meeting to review and discuss the draft Action Plan.

As part of the citizen participation plan, HCD posts notices of the availability of funding under each of the programs it administers either in a newspaper of general circulation and/or on the department's website. Additionally, HCD will directly provide notice via mail or electronic communication to known interested agencies.

It is also a goal of the County to encourage participation of residents of public and assisted housing developments in the Consolidated Planning Process. The County makes an effort to provide information to housing agencies about Consolidated Plan activities related to their developments and surrounding communities so that housing agencies can make this information available at annual public hearings required by HUD. During the year, correspondence was sent directly to the four public housing authorities located within the Palm Beach County jurisdiction notifying the agencies of the availability of funds and welcoming applications to garner FY 2010-11 CDBG funds. Additionally, the Action Plan for FY 2010-11 identified the housing authorities' expected funding levels and proposed activities for the year. HCD also reviews the housing authorities' annual operating plans, when requested, and provides Certifications of Consistency. During FY 2010-11, HCD provided the Pahokee Housing Authority with Certification of Consistency with the Consolidated Plan.

In the event any substantial change is to be made to the Action Plan, HCD provides reasonable notice of the change as well as an opportunity for the public to comment on any proposed amendments. During the year, the criteria to determine the type of amendment required, as well as the minimum comment period was revised to require public notice when budget changes are

at least 50%. Previously, the public would need to be notified if budget changes were at least 75%. The effect of this revision to the Plan is that it allows for more input from the public.

Use of Funds

All activities funded under the CDBG program were included in the County's Action Plan for FY 2010-11, or were incorporated into the Plan via an amendment or revision. All funded activities met one of the three National Objectives, and at least 70% of the funds were expended on activities benefiting low-and moderate-income persons. Palm Beach County was also within the required limits for public service and administration expenditures.

For the ESG Program, Palm Beach County surpassed the match requirements as well as the limits on the homeless preventions and administration activities. A total of \$707,570 was provided in matching funds. HUD regulations require that all ESG grant funds be expended within 24 months. Of the \$304,628 of ESG funded available to the County for FY 2010-11, \$298,342 (98%) was expended. The balance of the funding will be reallocated to existing ESG subrecipients.

The County received \$2,776,679 in HOME funds during FY 2010-11. Including funds carried over from previous years, total disbursements during the year were \$3,599,427. During the year, HCD subsidized the purchase of 81 single family homes through the Countywide First-Time Homebuyer Program. Under the HOME program, the County provided a cash match of \$665,309 utilizing SHIP funds.

Palm Beach County was the recipient of \$1,846,758 in CDBG-R funding during FY 2008-09. The County has until September 30, 2012 to expend 100% of the allocation. As of September 30, 2011, \$1,576,750 had been expended or 85%.

For the NSP programs, the County is diligently focused on meeting the appropriate deadlines and requirements, including the 25% set-aside for very-low income beneficiaries. At this stage of implementation, Palm Beach County has obligated all of the NSP1 funding and is well on its way to expend all funds by the expenditure deadline of March 2013. As of the quarter ending September 30, 2011, the County has expended \$24,607,778 of the \$27,700,340 allocation or 89%. As for the requirement to utilize at least 25% of the funding to assist very-low income individuals, Palm Beach County has already surpassed the goal. The 25% set-aside target was \$6,925,085 and the County has expended \$8,907,198 on the very-low income. In regards to NSP2, the County has a February 2012 deadline to expend 50% of the total award of \$50,000,000. The County has been slow to progress with the expenditure of NSP2 funds however, over the last few months of implementation, over \$8.6 million has been expended and the County expects to draw down the required \$25 million by the deadline.

The County met the HPRP expenditure deadline of 60% within 2 years by expending 61.5% in the 13 months since the execution of the grant agreement. To date, \$2,476,511 or 88% of the total allocation of \$2,823,871 has been expended. The County has until July 2012 to expend 100% of the funding.

Fair Housing

The Palm Beach County Ordinance for Equal Opportunity to Housing and Places of Public Accommodation was amended in 1996 to allow for a determination of “Substantial Equivalency” to the Fair Housing Act. As a result of the amendments, the County’s Office of Equal Opportunity was designated with FHAP status by HUD. On December 18, 2007, Ordinance 07-042 amended Ordinance 90-1 and amendments 95-42 and 96-23, to provide definitions and additional protected classes. During FY 2010-11, CDBG funds in the amount of \$190,000 were awarded to the Legal Aid Society of Palm Beach County to undertake fair housing education, outreach, advocacy, and enforcement. The agency conducted 24 workshops and was involved in 30 foreclosure cases and 72 enforcement cases. The Palm Beach County Office of Equal Opportunity assisted 74 individuals with fair housing complaints regarding discrimination on the basis of disability, race, gender, and national origin.

Community Development Plan

Palm Beach County adopted a Five-Year Consolidated Plan (FY 2010-15) and an Action Plan (FY 2010-11), which identify housing, community development needs, homeless, and non-homeless special needs housing and objectives to provide decent housing, a suitable living environment, and expanding economic opportunities for persons of low and moderate income.

Davis-Bacon

Most construction-related activities undertaken with CDBG funds must comply with the Davis-Bacon Act. HCD’s Capital, Real Estate, and Inspection Services Section ensures that the applicable Davis-Bacon wage rates are included into all bid packages. Additionally, Davis-Bacon clauses are included in all construction-related grant agreements. HCD monitors each applicable project for compliance, and final payments are not made to contractors until Davis-Bacon documentation requirements are met.

Section 3

HCD has incorporated the Section 3 clause into all of its construction related contracts and updated its list of Section 3 contractors and subcontractors. Contractors and subcontractors are required to document their compliance, particularly as it relates to the provision of employment.

Environmental Requirements

In compliance with 24 CFR Part 58, Environmental Review Procedures for Entities Assuming HUD Environmental Responsibilities, HCD undertakes an environmental review of every activity receiving assistance through the CDBG, HOME, ESG, CDBG-R and NSP Programs. The reviews are undertaken by HCD staff, and when required, involve the services of environmental consultants contracted through PBC Facilities Development and Operations Department. All activities funded during FY 2010-11 were subject to Environmental Processing under Part 58.

In undertaking Environmental Reviews, HCD uses the tier approach outlined at 24 CFR 58.15, aggregating projects either geographically or functionally. All activities with unspecified sites at the time of the FONSI are subject to the Countywide Environmental Monitoring Strategy for Activities with Unspecified Sites, which incorporates the various elements of an Environmental Assessment. Additionally, a Re-evaluation of Environmental Findings is prepared for such

tiered activities when applicable. Fiscal Year 2010-11 was the first year of the 5-year consolidated plan period for 2010-2015. As such, FONSI and RROFs were required for several of the projects funded under HCD's regular programs during FY 2010-11. For the CDBG Program ten FONSI were published, three FONSI were published for NSP2 and, one FONSI for the HOME Program.

CDBG: the Finding of No Significant Impact was published on December 6, 2010 for the following activities – HCD Countywide Property Acquisition, Belle Glade Project Area, Greenacres Project Area, South Bay Project Area, Jupiter Project Area, and the Lake Worth Project Area. The Authority to Use Grant Funds was issued by HUD on January 19, 2011 for these projects.

The FONSI for the HCD Countywide Housing Related Activities, HCD Countywide Public Facilities, Westgate Improvement Project Area, and the Riviera Beach Project Areas was published on January 6, 2011. The Authority to Use Grant Funds was issued by HUD on February 17, 2011 for these projects.

NSP2: FONSI for the NSP2 Residential Redevelopment Grant Program, Rental Redevelopment Loan Program, and Second Mortgage Loan Program were published on 11/6/10. HUD issued the Authority to Use Grant Funds for these programs on January 5, 2011.

HOME: the Finding of No Significant Impact was published on October 17, 2010 and the Authority to Use Grant Funds issued by HUD on December 1, 2010.

HOME Provisions

HCD has established the following conditions to ensure that properties assisted under the County's First-Time Homebuyer Program remain affordable:

- < The acquired home must be the homebuyers' principal residence for a period of at least thirty (30) years regardless of the amount of HOME subsidy provided.
- < The homebuyer's monthly housing expense (PITI) must not exceed thirty-five percent (35%) of the income of a household whose income is at eighty percent (80%) of the county median.
- < In the event of sale or conveyance of the acquired home prior to expiration of the required period of residency, the entire amount of the HOME-funded second mortgage becomes due and payable to Palm Beach County.

Minority Outreach

Palm Beach County requires that when federal funds are used, applicable subrecipient agreements contain a clause that stipulates that the subrecipient will make a positive effort to utilize minority/women-owned business enterprises as sources of supplies and services and will provide these enterprises maximum feasible opportunity to compete for contracts related to the agreement.

Affirmative Marketing

In furtherance of the County’s commitment to non-discrimination and equal opportunity in housing, and to fulfill HUD’s regulation at 24 CFR 92.351 (HOME Section) and Section 3 of the Housing and Community Development Act of 1974, as amended, HCD has established policies and procedures to affirmatively market housing units produced under the HOME, CDBG, and SHIP Programs. The County’s requirements for affirmative marketing are included in all applicable subrecipient agreements under the HOME Program. Through its policies, Palm Beach County ensures that housing programs are advertised through local newspapers of general circulation, through postings on HCD website, and through community information meetings to attract greater participation from eligible persons regardless of race, ethnicity, gender, marital status, age, disability, religion, or national origin.

Policies and Procedures Manual

During FY 2010-11, HCD updated several of its policies and procedures to include changes to County guidelines and/or federal regulations. The County also created new policies and procedures specific to the NSP programs. The list below provides a description of the PPMs revised or prepared during the year.

FY 2010-2011 PPMs

PPM#	Subject	Description
HC-O-101	Administration of Agreements for Federal Funds	To provide guidelines for the overall administration and monitoring of HCD activities funded with federal funds.
HC-O-104	Contract Management	To describe the procedure for executing and administering contracts.
HC-O-107	Audit Management	To establish policies for audit reports received from subrecipients to ensure compliance with Circular A-133.
HC-O-108	IDIS	To establish policies for using the Integrated Disbursement and Information System for administering HUD funds.
HC-O-109	CAPER	To establish policies and procedures for the preparation of the Consolidated Annual Performance and Evaluation Report.
HC-O-201	Methodology to Identify and Establish Planning and Target Areas for the Consolidated Plan	To identify and describe areas with concentrations of racial/ethnic minorities and/or low- and moderate income persons, as well as distressed areas within the County.
HC-O-205	CDBG Economic Development Initiatives	Establish procedures for contract administration and monitoring of projects funded under the 10% set-aside Economic Development Program.
HC-O-207	Amendments/Revisions to Consolidated Plan	To establish guidelines by which the Consolidated Plan will be revised or amended.

PPM#	Subject	Description
HC-O-210	HPRP Policy	To establish a policy for the preparation and reporting of financial and beneficiary information to HUD.
HC-O-700	Residential Redevelopment Grant Program Policy	To establish a policy for implementing the RRGP and to streamline and define the roles of the HCD Sections.
HC-O-701	Neighborhood Rental Redevelopment Loan Program Policy	To establish policies and procedures for implementation of the NRRLP.
HC-P-004	Waiver of Prohibited Relationship	To provide policy to request a HUD waiver to provide financial assistance to Palm Beach County employees and other covered persons.

III. ASSESSMENT OF ANNUAL PROGRESS

4. Describe Other Actions In Action Plan Taken to:

h. Reduce the Number of Persons Living Below the Poverty Level

According to the American Community Survey 2005-2008, 136,334 persons (or 10.8 percent) of the county's population were below the federal poverty level. In order to reduce the number of persons currently living below the poverty level, Palm Beach County implemented a number of economic and social programs designed to improve the status of such persons within the county. The economic programs may contribute to the creation of new businesses, or they may aid in the expansion of existing businesses. In both cases these programs helped to retain or create jobs for low- to moderate-income persons living in Palm Beach County.

PBC Economic Development Office (EDO)

The Palm Beach County Economic Development Office (EDO) provided support to the economic stimulus of PBC to achieve an appreciable long-term expansion of the local economy, enhanced the prospects for business growth, and provided additional full time employment opportunities (with skilled and good paying jobs) for the residents of Palm Beach County. The EDO managed, implemented, and monitored the County's Strategic Economic Development Plan, coordinated economic assistance, business expansion and obtained federal and state funding. The EDO supervised over 50 existing incentives, contracts and programs including: Business Incubation Centers, Job Growth Incentives, Brownfields Economic Development Initiative, Belle Glade Avenue "A" Project, Pahokee Downtown Revitalization, HUD Section 108 Loan Program, Ad Valorem Tax Exemption Program, Department of Energy's Grant Program, PBC Film & Television Commission & PBC International Film Festival, Black Business Investment Corporation, the Business Development Board of PBC, and the CDBG Economic Set Aside program which was added in 2006. A summary of each program is outlines below.

1. Grant Incentives: Attraction Incentive Grant Program; Development Regions Grant Program; Economic Set-Aside Program; Film and Television Incentive Grant Program; and Job Growth Incentive Grant Program;
2. Tax Incentives: Economic Development Ad Valorem Tax Exemption Program; Florida Enterprise Zone Program; and Urban Job Tax Credit Program;
3. Section 108 Loan Guarantee Program: EDO administered the Section 108-funded Community Development Business Loan Program, a \$13.4 million revolving loan fund. Among the various criteria established by the County, activities will be required to create a minimum of one job per up to \$35,000 in CDBG funds and must be located within an area targeted for revitalization. An additional \$10 million was approved by HUD in FY 2011.
4. Development Regions Grant Program (DRP): The DRP is predicated upon the Development Regions Economic Action Plan, prepared to identify and assist the six regions "distinguished from the remainder of the County by very high ratios of poverty, low median household income and high unemployment." These regions often include target areas identified in HCD's *Study to Identify HCD Planning Areas*. This program

has not been funded since FY2007-08 but continues to monitor existing contracted project activities.

5. Economic Set-Aside Program: Palm Beach County has set aside a portion of its annual CDBG entitlement for economic development activities. Funding has been awarded to subrecipients to assist in microenterprise development to create/retain the most jobs per unit of CDBG funds requested, benefit the greatest percentage of low- and moderate-income persons, and have the best leveraging ratios. The activity must be located in or adjacent to a development region (characterized by levels of poverty) and the target areas identified in HCD's Study to Identify HCD Planning Areas. The Business Loan Fund of the Palm Beaches, Inc. d/b/a Center for Enterprise Opportunity, a community development financial institution, and two (2) business incubators which includes a high tech incubator were awarded \$397,440 for FY2010-2011 for microenterprise development.
6. Incubator Program: Operated by EDO, this comprehensive program addresses the need to help businesses establish or expand their operations in Palm Beach County. Currently, two (2) nonprofit agencies provide incubator services: The Center for Technology, Enterprise and Development, Inc. (TED) provides services countywide which includes a federally funded National Women's Business Center and the Enterprise Development Corporation of South Florida, Inc., countywide, which is a successful high technology incubator with companies in-house, and utilizes venture capitalists to fund young companies.
7. Other Programs Include: The Energy Efficiency and Conservation Block Grant Program, Avenue A Revitalization Project, Downtown Revitalization for Pahokee, and the Recovery Zone Facility Bond.

**PBC Economic Development Program
Funding Accomplishments
FY 2010-2011**

Program	Source of Funds	Funds Committed
Black Business Investment Corporation (BBIC)	EDO	54,000
Business Incubators (2)	CDBG	253,440
Business Loan Fund of the Palm Beaches	CDBG	144,000
Development Regions Grant Program (Contract Extension)	EDO	30,000
Economic Development Agreement for Major Impact	EDO	650,000
Economic Set-Aside	CDBG	785,124
Energy Efficiency and Conservation Block Grant Project for County Project Activities (3 yr. program)	DOE	6,587,600
Film & Television Tech Prep	EDO	23,000
Job Growth Incentive Fund	EDO	48,400
Marine Tech Prep	EDO	0
Palm Beach International Film Festival	EDO	13,500
World Trade Center Palm Beach	EDO	0

Program	Source of Funds	Funds Committed
Ad Valorem Tax Exemption	PBC Taxes	87,541
Section 108 Loan Program <i>Countywide</i> (5 yr. program)	HUD	13,340,000
Section 108 Loan Program <i>Countywide</i> (5 yr. program – Received approval 9/19/11)	HUD	10,000,000
Lake Okeechobee Scenic Trail Master Plan to fast track structured eco tourism trail development and downtown revitalization initiatives in the Glades. Completed Nov. 2009.	State Appropriation	0
Brownfield Economic Development Initiative (BEDI) Grant award for the Avenue A Revitalization Project in Belle Glade. (5 yr. program)	HUD	1,200,000
Section 108 Loan Program award for the Avenue A Revitalization Project in Belle Glade. (5 yr. program)	HUD	2,600,000
Brownfield Economic Development Initiative (BEDI) Grant award for the Downtown Revitalization Project in Pahokee (5 yr. program)	HUD	1,058,971
Section 108 Loan Program award for the Downtown Revitalization Project in Pahokee. (5 yr. program)	HUD	2,823,924
Recovery Zone Facility Bonds	Federal ARRA Allocation	0

**PBC Economic Development Program
Program Accomplishments
FY 2010-2011**

Program	Accomplishments	Number
Black Business Investment Corporation	Total Amount of Loans Approved by Banks	\$1,035,000
	Total Loans Approved by Banks	9
	Clients Served	321
	Jobs Created/Retained	110
Business Incubator Program	New Businesses Created	28
	Jobs Created	28.1
Business Loan Fund of the Palm Beaches, Inc.	Number of business loans closed.	10
	Total Loan Amount	\$241,055
	Jobs Created/Retained	4.4
	Businesses Assisted	711
Economic Set-Aside Program	Jobs Created	36.5
Energy Efficiency and Conservation Block Grant Program	Jobs Created/Retained	36

Program	Accomplishments	Number
Section 108 Loan Program	Jobs Created/Retained	17
Job Growth Incentive Fund	Jobs to be Created	372
	Average Salary without benefits (Based on average wages of 151.0 jobs created during FY 2011)	71,028

Workforce Alliance (formerly known as The Workforce Development Board)

The Workforce Alliance is a private, nonprofit organization operating in the County, is charged with creating and overseeing a workforce development strategy responsive to the needs and concerns of Palm Beach County, potential employers, and job seekers. The Board helps persons of low- to moderate-income, the recently unemployed, and other job-seekers, to learn new skills that will enable them to be of value to employers. The Board also brings employers together with job applicants at job fairs and other events in order to place more people into the job market.

The Lake Region (Glades Area) of Western Palm Beach County

Adjacent to Lake Okeechobee, the Lake Region exhibits socioeconomic conditions that contrast greatly with the eastern portion of the County. The County is aware of the vast needs that exist in the Glades Region and has undertaken various activities to assist in meeting those needs. An outline of the activities taken is found below.

- ***Avenue A Revitalization Project***

To date, the County has entered into three (3) agreements under this loan program –Glades Gas and Electric Corporation in March 2009 received \$199,000 of Section 108 funding for working capital and the renovation of two existing commercial buildings, and which is contracted to create 9 FTE jobs; Glades Home Health Care Medical Center in April 2010 received \$89,000 of Section 108 funding for working capital, equipment and the renovation of an existing commercial building, and which is contracted to create 14 FTE jobs; and Muslet Brothers in June 2010 received \$878,000 of Section 108 funds for construction, refinancing and working capital, and is contracted to create 38 FTE jobs.

- ***Pahokee Downtown Revitalization Project***

To date, the County entered into an agreement with Circle S Pharmacy in August 2010 which received Section 108 funding in the amount of \$152,000 for the renovation of an existing commercial building, and the purchase of machinery and equipment. The business is contracted to create 7 FTE jobs.

- ***Special Area of Hope Allocation Program***

To assist the Lake Region, a Special AOH Allocation Program has been implemented since FY 2001-02. Every year, one municipality in the Lake Region is selected to receive \$400,000 in CDBG funds. This allocation will be in addition to that municipality's yearly local entitlement. The selection process will permit the same municipality to be selected only once out of every three (3) years. During the second and third year, the municipality selected during the first year will be eligible to receive regular AOH funding as described above. The order of selection was based on the comparative ratio of children living in poverty and area unemployment at the start

of this special program. The County Department of Housing and Community Development reserves the right to discontinue or amend this program at any time. For FY 2010-11 the City of South Bay was the recipient of the \$400,000 Special Area of Hope Allocation.

- **Public Facilities and Capital Improvements**

A total of four (40) capital improvement projects were completed in the Glades Region during FY 2010-2011. A total of \$2,082,164 was expended on these activities and the number of persons served was 14,885.

- **Public Service Activities**

Palm Beach County undertook three (3) public services activities in the Glades Region during FY 2010-2011 using CDBG funds. A total of \$142,217 was expended and a total of 439 persons were served by these activities.

ESG & HPRP

HCD partnered with various non-profit, public, and private organizations, and municipalities to provide permanent affordable housing to renters as well as homeowners. Homeless prevention is also provided under the Emergency Shelter Grants (ESG) Program, the Rental Housing Entry Assistance (REAP), and the Homeless Prevention and Rapid Re-Housing (HPRP) programs. ESGP funds totally \$298,342 were expended during the year and 1964 homeless persons or persons at risk of becoming homeless were assisted. \$734,720 of HPRP funds were expended during the year and this provided homeless prevention or rapid re-housing assistance to 631 persons.

Programs by Community Services

Implementation of the Health and Human Services Element of the County's Comprehensive Plan is the responsibility of the Palm Beach County Department of Community Services (DCS). Programs aimed at reducing the number of poverty level families include the following under DCS:

- The department includes a Senior Services Division and Veterans Services Office to provides accessible and high-quality services to seniors 60 and older to attain optimal independence, and to assist and counsel former and current members of the Armed Forces who reside in Palm Beach County, respectively.
- Through its Division of Head Start and Children Services, the County provides comprehensive developmental services to low-income preschool children (**birth to 5 years old**) and their families. Head Start programs emphasize education, social services, medical, dental, nutritional and counseling services, and parental involvement to enable each child to develop to his/her fullest potential and grow to become productive citizens. For FY 2010-11, 2,200 low-income pre-school children and their families, from throughout Palm Beach County benefitted from this program.
- Family Self-Sufficiency Program: The Family Self-Sufficiency Program incorporates a comprehensive network of government and non-government agencies, working together

to meet the overall needs of the clients' family. Case Management services will assist low- and moderate-income family members with obtaining various educational, health care, and other health and human services programs that prepare them to mainstream as self-supporting family units. The Palm Beach County's Community Action Program administered Family Self-Sufficiency Program identifies the needs of at-risk families and delivers a coordinated set of services to facilitate self-sufficiency. It involves the entire community in developing solutions and mobilizing resources. Services include housing, job training, child care, literacy, education, budget and credit counseling, employment development and emergency services such as food and clothing.

- The Financially Assisted Agency (FAA) Program: Financially Assisted Agencies (FAA) is a program within the Administrative section of the Department of Community Services. The Financially Assisted Agency (FAA) Program provides supplemental funding to health and human service programs administered by non-profit agencies or other local or state government agencies. The program provides County Ad-Valorem funding to health and human service programs administered by non-profit agencies or other local government agencies. Currently, the County funds approximately \$12,042,722 million dollars annually to local agencies through a formal RFP process.
- Farm Workers Jobs and Education Program: The Community Services Department continued to implement the Farmworker Jobs & Education Program which provided training and job placement to farm workers and their dependents. This population suffers chronic seasonal unemployment in Palm Beach County and participants in the program will be offered ESOL, basic/jobs skills training, career counseling, high school equivalency preparation, employability skills, job placement, and supportive assistance services. For the 2010-11, the county expected to receive \$268,486 from the U.S. Department of Labor to fund this program. The funding received benefited approximately 132 families.

III. ASSESSMENT OF ANNUAL PROGRESS

5. Leveraging Resources

a. Progress in obtaining other Public and Private Resources that Address Needs

During FY 2010-11, funds amounting to \$5,143,995 which were expended under the HOME, SHIP, FHOP, NSP1, and NSP2 programs were used to leverage an estimated \$7,257,101 in private sector mortgages and other public funds. A summary of the amount of funds expended by Palm Beach County under each of its housing programs and the amount of private sector funds leveraged is shown below:

Program	Type of Funds Leveraged	Expenditure Under Program	Leveraged Amount
HOME	Private-sector mortgages & public funds	\$3,315,592	\$7,002,076
SHIP	Private-sector mortgages & public funds	\$24,500	\$121,200
NSP-1	Public funds mortgages	\$1,803,403	\$0
NSP-2	Private-sector mortgages & public funds		\$133,825
TOTAL		\$5,143,995	\$7,257,101

Palm Beach County Housing and Community Development Department also received \$141,120 in general revenues funding to fund the implementation of State imposed unfunded mandates as well as other activities which are not eligible for payment under the federal grants administered by the Department. Also, although assessed at \$395,418, the amount of indirect cost charged to the Department by the County was reduced to \$200,947.

b. Federal Resources from HUD Leveraged by Other Public and Private Resources

The regulations governing the HOME and ESG Programs have made it mandatory for other entities to contribute a matching amount of funds as part of the draw down and expenditure of funds under the programs. During FY 2010-11, an estimated \$1,372,879 in matching funds was provided to meet statutory and regulatory requirements under the programs.

c. Matching Requirements

A summary of matching contributions provided during the year is shown below:

Program	Type of Match Provided	Match Amount
HOME	Cash Match from SHIP funds	\$665,309
ESG	In-kind and cash match from subrecipients	\$707,570
TOTAL		\$1,372,879

III. ASSESSMENT OF ANNUAL PROGRESS

6. Citizen Comment

Palm Beach County Housing and Community Development (HCD) provide opportunities for the public to comment on the development of the annual Action Plan and the Annual Performance and Evaluation Report (CAPER). The Action Plan covers the objectives and goals for the use of Community Development Block Program (CDBG), Emergency Shelter Grant Program (ESGP), and the HOME Investment Partnership Program (HOME) funds, while the CAPER reports on the County's progress in realizing the goals set in the Action Plan.

HCD makes known the availability of funding for the CDBG and ESG Programs via a notice of funding availability (NOFA) that is published in the Palm Beach Post, on HCD's website, and by electronic correspondence to interested parties and agencies that HCD worked with in the past. The NOFA for FY 2010-11 was published in the Palm Beach Post on November 9, 2009. The NOFA also advises of two regional meetings, one held in the Western and one in the Eastern County, where HCD discusses the CDBG, ESG and HOME Program's Planning and application processes; receives input from interested parties regarding the use of Program funds; and advises the public of the County's prior year performance with the Programs. The Eastern and Western County Meetings were held on December 2, 2009 and December 3, 2009, respectively. During these two meetings no public input was received regarding the use of CDBG and ESG funds.

Once County Administration reviews and makes funding recommendations for CDBG and ESG applications received by HCD, a draft of the Action Plan is made available to the public for review and comment via HCD's website and is advertised in the Palm Beach Post. The notice also advises of a draft Action Plan public meeting where HCD solicits public input regarding the funding recommendations of CDBG and ESG applicants and County initiated programs. No comments were received at the draft Action Plan Meeting regarding the use of these program funds, held July 1, 2010, or via written comments.

All public input received from this series of meetings or received in writing is reported in the final Action Plan. The final Action Plan is then submitted to the Board of County Commissioners for approval at a BCC Public Hearing. No comments were made by the public at that meeting, which was held on July 20, 2010.

In the event any substantial change is to be made to the Action Plan, HCD provides reasonable notice of the change and provides an opportunity for the public to comment. During the year, the criteria to determine the type of amendment required, as well as the minimum comment period was revised to require public notice when budget changes are at least 50%. Previously, the public would need to be notified if budget changes were at least 75%. The effect of this revision to the Plan is that it allows for more input from the public. Announcements of substantial amendments are published in the Palm Beach Post and to HCD's website, and provide the public a 30 day comment period. The following chart summarizes the substantial amendments made to the Plan during FY 2010-11, their dates, and comments received.

Number	Amendment Description	Date advertised	Date finalized	Comments Received
1	Economic Development Set Aside -Funding Increase	9/30/10	11/30/10	None Received
1 revision	City of Lake Worth, Norman Wimbley Gym -Funding Increase	1/21/11	2/21/11	None Received
2	Community Housing Development Organizations -Change in Scope	10/11/10	11/11/10	None Received
3	Village of Wellington & Juvenile Transitions Center -Deletion	12/26/10	1/26/11	None Received
5	City of Pahokee Rehab and Demo Program -Funding Increase	2/18/11	3/18/11	None Received
6	City of Lake Worth Shuffle Board Court -New Activity	7/22/11	8/22/11	None Received

During the preparation of CAPER, HCD provides the opportunity for the public to review the draft report and submit their comments to HCD. A public notice was published in the Palm Beach Post on December 10, 2011 making the CAPER available for public review and comment over a 15-day period ending December 25, 2011. The report was made available via HCD's website at www.pbcgov.com/hcd and was available in person at HCD's office located at 100 Australian Avenue, Suite 500, West Palm Beach, FL, 33406. During the 15 day comment period, HCD did not receive any comments regarding the draft report.

III. ASSESSMENT OF ANNUAL PROGRESS

7. Self Evaluation

Through the use of available federal and non-federal resources, Palm Beach County has worked towards achieving the goals and objectives established in the FY 2010-11 Action Plan (AP).

The County's efforts in public-policy, citizen participation, intergovernmental coordination, and interaction with non-profit and for profit agencies have continued to be pro-active and successful. To this effect, HCD has held several workshops to provide orientation and technical assistance to participants of the CDBG, ESGP, and HOME programs. HCD has complied with the Citizen Participation Plan, which includes the procedures and policies the County will use to encourage citizen participation via public meetings and the ESGP Advisory Board meetings.

Accomplishments-Housing

During FY 2010-11, an amount of \$18,734,834 was identified to address affordable housing and shelter for the homeless in the County. The activities which were targeted to be pursued for homeownership units were new construction, acquisition- with or without rehabilitation, and rehabilitation. For rental units the proposed activities included new construction, rehabilitation and provision of public housing or direct rental assistance for rental units. Also, funding was provided to address the operation of shelters for the homeless. The funding was to be provided from many sources, namely, the NSP1 Program, the HOME Program, the CDBG Program, the SHIP Program and the ESGP Program. During the year the county accomplished the following: expended over \$4,453,480 of the available resources (23.8%) to provide 111 affordable housing units and to house 1,638 homeless persons in shelters.

In order to promote the availability/accessibility of housing, the Action Plan proposed the provision of 30 housing units as well as the provision of housing to 1,350 persons in homeless shelters. The number of housing units that were provided during FY 2010-2011 was 11 units. The number of persons assisted with housing for the same period was 1,638.

In order to promote affordability of housing, the FY 2010-11 Action Plan proposed the expenditure of \$17,496,837 to assist 132 owner households and/or ownership units. The number of units assisted was (81) amount and the amount actually expended was only \$13,880,331.

To promote sustainability of housing, the FY 2010-11 Action Plan proposed the rehabilitation/demolition of 44 units and earmarked \$770,000 for this purpose. Thirty-two housing units were committed under this objective during the year, thirty (30) units were rehabbed with \$612,082, and the Foreclosure Prevention Program, which provides assistance to households facing foreclosure due to a documented loss of income due to illness, death or involuntary loss of employment, assisted two households during FY 2010-2011.

Activity	# Provided/Assisted		Funding	
	10-11 AP Target	10-11 Actual	10-11 AP Target	10-11 Actual
Availability/Accessibility for the purpose of providing decent housing				
SHIP Barrier-Free Housing Program	N/A	2	N/A	\$110,826
SHIP Utility Connection Program	30 Units	13	\$300,000	\$87,347
SHIP Single Family Development	N/A	N/A	N/A	N/A
SHIP Special Needs Replacement Housing	N/A	1	N/A	\$106,418
Subtotal -(units)	30	16		
Adopt-A-Family (CDBG)	135	115	\$30,400	\$30,400
AVDA(CDBG & ESGP)	282	326	\$85,911	\$82,210
Children's Home Society (ESGP & CDBG)	266	277	\$97,784	\$75,233
Place of Hope (CDBG)	36	97	\$38,000	\$38,000
Children's Place at Home Safe (CDBG & ESGP)	90	92	\$86,750	\$86,566
The Lord's Place (ESGP)	226	282	\$51,670	\$51,588
Salvation Army (CDBG & ESGP)	180	185	\$49,432	\$47,501
Center for Family Services (ESGP)	135	264	\$28,050	\$27,986
Sub-Total (Persons)	1,350	1,638	\$767,997	\$744,075
Affordability for the purpose of providing decent housing				
HOME 2 nd Mortgage Program; and ADDI	36 units	81	\$2,361,027	\$3,979,738
SHIP Purchase assistance Program	N/A	1	N/A	\$24,500
SHIP Rental Housing Entry Program	N/A	93	N/A	\$445,986
SHIP Multi-family Competitive Rental	N/A	25	N/A	\$375,000
NSP1 1 ST and 2 ND Mortgage/ S/F & M/F Acquisition and Rehabilitation	70 units	98	\$12,845,811	\$10,300,319
NSP2 2 nd Mortgage/ S/F Acquisition	26 units	1	\$2,290,000	\$50,000
Sub-Total- Affordability	132 units	299	\$17,496,838	\$15,175,543
Sustainability for the purpose of providing decent housing				
CDBG Housing Rehabilitation	29 units	25	\$570,000	\$577,824
CDBG Demolition and Clearance	15 units	5	\$200,000	\$34,258
SHIP Single-Family Rehabilitation	0 units	10	0	\$221,049
SHIP Multi-Family Rehabilitation	0 units	0	0	N/A
SHIP Foreclosure Prevention Program	30 units	2	\$3000,000	\$12,908
Sub-Total- Sustainability	74	42	\$1,070,000	\$846,039
Grand Total	236 Units 1,350 persons	357 units 1,638 persons	\$19,334,835	\$16,765,657

Analysis of Other Accomplishments

The table below summarizes the accomplishments of Palm Beach County in achieving the targets set forth in the FY 2010-11 Action Plan for homelessness, public services, public facilities and improvements and economic development.

ACTIVITIES	2010-11 Goals/Actual		2010-11 CPD Funding	
	AP Goals	Actual	AP Award	Expended
HOMELESS & HOMELESS PREVENTION	2,902	2,614	\$650,045	\$619,563
• CDBG	569	650	\$345,417	\$321,221
• ESGP	2,333	1,964	\$304,628*	\$298,342*
Other CDBG Public Service	3,551	3,343	\$736,020	\$664,817
Public Facilities and Infrastructure	10	11	\$4,194,977	\$3,688,008
Economic Development	452	53.5	\$7,403,125	\$397,440
• Section108	422 FTE	17 FTE	\$6,668,000	n/a
• CDBG Set-Aside	30 FTE	36.5 FTE*	\$735,125	\$397,440

*As reported by PBC Office of Economic Development

Accomplishments-Homelessness

The Palm Beach County Action Plan (AP) for FY 2010-11 projected that some 2,902 homeless persons and persons at risk of becoming homeless would be assisted with through funding provided under the CDBG and ESGP Programs. The actual number served was 2,614 (90.08%). The number of persons served was realized from the awarding of \$650,045 in CDBG and ESGP funds to 15 homeless programs undertaken by 11 agencies. In addition to the CDBG and ESGP Programs, many individuals who would normally be served under the CDBG and ESGP programs were served under the Homeless Prevention and Rapid Re-housing Program (HPRP).

The HPRP Program provided assistance to 631 persons with \$734,720. Benefits included financial/rental assistance, security and utility deposits and case management.

Accomplishments- CDBG Public Service

The AP assigned \$736,020 to twelve (12) agencies to undertake non-homeless related public service activities. Service was to be provided to 3,551 persons. Actual expenditure of funds by the agencies funded amounted to \$664,817 and service was actually provided to 3,343 persons (94.14% of target).

Public Facilities Improvements

Eleven public facilities and improvements activities whose outcome was described as

“sustainability for the purpose of creating a suitable living environment” were completed during the year. These activities were provided with \$4,194,977 in CDBG funding were completed under budget for a total cost of \$3,688,008. Traditionally, these activities which are usually public facilities or infrastructure are seldom completed during the year in which they were funded. The FY 2010-11 Action Plan provided funding to 10 public facilities and improvements activities but these are currently being implemented.

Economic Development

It was envisioned that the two primary economic development programs being undertaken by the County, namely, the CDBG Set-aside Program and the Community Development Business Loan Program (Section 108) would create 452 full-time equivalent jobs from the \$7,403,125 which was awarded. By year end, 53.5 full-time equivalent jobs were created with the majority being created under the CDBG Set Aside Program.

Barriers Encountered During the Year which Negatively Impacted Efforts to realize the Targets and Fulfilling of the Strategy

The most significant occurrence during the year which negatively impacted the County’s efforts to realize its goals and to fulfill its strategy was the intensification of the economic recession. This has caused massive job losses and home foreclosures, among other things, thereby increasing the number of persons seeking assistance under our program. The crisis also caused each person assisted to consume more of the county’s budgeted resources than previously required and given the scarcity of these resources it was almost impossible to address all of the demand for assistance. Apart from this fact the county met all of the HUD requirements in implementing its programs, namely, the 1.5 expenditure rate requirement, the 20% CDBG cap on administration, the 15% CDBG cap on public service activities; among others. The County also utilizes funding which were made available under the NSP1 and NSP2 programs, the CDBG-R Program and the HPRP Program to augment the resources previously targeted under the Action Plan.

III. ASSESSMENT OF ANNUAL PROGRESS

8. Monitoring

1. Describe how and the frequency activities are monitored

The Department of Housing and Community Development (HCD) implements subrecipient monitoring standards and other appropriate procedures through the County's Policies and Procedures Memorandum (PPM) Number HC-0-101. Adhering to this PPM should ensure that all federally funded programs administered by HCD comply with not only HUD's regulations but also all applicable State and County requirements. A summary of those policies and procedures are described below.

In general, the section managers are responsible for the monitoring of agreements their section administers. The Planning Section is responsible for all Community Development Block Grant (CDBG) funded activities related to public services and all, purchases of equipment, as well as, all Emergency Shelter Grant (ESG) activities. The HOME Section is responsible for the monitoring of all entities funded under the HOME Program, such as the Community Housing Development Organizations (CHDOs) and recipients of competitive HOME funding. The Capital Real Estate and Inspection Services (CREIS) staff is responsible for the monitoring of construction, land acquisition, real property acquisition, installation, and demolition activities. Recently, with the receipt of funding by the County from the Housing and Economic Recovery Act (HERA) and the American Recovery and Reinvestment Act of 2009 (ARRA), the department's monitoring responsibilities have been expanded to include Neighborhood Stabilization Program 1, Neighborhood Stabilization Program 2, Homeless Prevention and Rapid Re-Housing (HPRP) and Community Development Block Grant Recovery Program (CDBG-R). To that end, the department developed the Neighborhood Stabilization Program Monitoring Handbook. The handbook outlines the monitoring process for the activities funded under these programs. The monitoring of these programs is undertaken by the section that oversees the implementation of each activity.

Note that in summarizing these monitoring procedures, the term *agencies* refers to all recipients of CDBG, ESG and HOME funds, including CDBG subrecipients (local governments, non-profit agencies and public agencies), for-profit recipients of CDBG funding, ESG recipient agencies, HOME Community Housing Development Organizations (CHDOs), and recipients of competitive HOME funding.

CDBG Public Services

These activities are subject to an onsite monitoring at least once per year to review programmatic as well as fiscal integrity. The HCD Planning Section as well as the Fiscal Section staff is responsible for conducting the onsite monitoring of each agency that undertakes public service activities. Monthly assessments of each activity are also carried out through the examination of the Detailed Narrative Report and the Direct Benefits Activity report. A risk assessment methodology may be used to focus on-site monitoring to agencies that may require it.

CDBG-R Activities

The Planning Section in conjunction with the Fiscal Section is responsible for monitoring the public service and economic development activities funded under the CDBG-R Program. The subrecipients are monitored by both a desk audit followed by an on-site audit to determine if the funded activities are in conformance with the contractual requirements. Assessment of the activities is also carried out by the examination of various reports completed by the subrecipient. Each agency is advised in writing of the results of the HCD conducted monitoring.

Monitoring of the Construction related activities funded under this program is the responsibility of the CREIS Section. Monitoring to verify job creation is done quarterly and all others aspect of the monitoring follows the process described below under Construction Related Activities.

ESG Activities

The Planning and Fiscal staff is responsible for performing on-site monitoring visits to agencies that undertake activities funded with ESG dollars. The annual monitoring is to review program compliance as well as fiscal integrity. Monthly assessments of each activity are also carried out through the examination of the Detailed Narrative Report, the Direct Benefits Activity report and the ESG Statistic Report which are mandated submissions for each agency that received funding. A risk assessment methodology may be used to focus on-site monitoring to agencies that may require it.

Construction-Related Activities

The Capital Real Estate and Inspection Services (CREIS) staff is responsible for monitoring agencies for procurement procedures, Section 3, and compliance with all labor regulations. CREIS staff observes construction activities as to their general nature and progress; however, the project consultant monitors projects to ensure that the work is performed to all specifications. Fiscal staff is responsible for monitoring agency record-keeping and fiscal management, as it applies to the activity. This is done every three (3) years for municipalities and during the term of the agreement for all other agencies. The CREIS staff is also responsible to ensure compliance with all Uniform Relocation Act (URA) requirements, asbestos and lead-based paint requirements.

CDBG Economic Development Activities

HCD conducts monitoring of economic development activities which were funded prior to FY 2005-06 under the CDBG Set-Aside Program for Economic Development. These activities all have job creation responsibilities which extend into FY 2010-2011 or beyond. Activities involving capital improvements and property acquisition are monitored as described in the section above. The job requirements for all activities as well as the monitoring of equipment purchases are the responsibility of the HCD Planning Section. Upon reimbursing an assisted business for equipment purchases, HCD immediately files a UCC lien on each piece of equipment to ensure that it is not sold without the county's knowledge or consent. Jobs created are expected to be maintained for a period of at least three (3) years and at least 51% of all jobs created under the activity must be occupied by low and moderate income individuals. Also, an entity is required to create at least one (1) job for every \$15,000 of CDBG assistance received. HCD monitors assisted businesses annually to verify job creation. This is done through actual visits to review employees' employment and payroll records. The site visit is also used to

confirm the existence, on site, of any equipment which was purchased

Neighborhood Stabilization Program – 1 (NSP1) Activities

The provision of first and second mortgages directly by the county, the purchase, rehabilitation and sale of abandoned and foreclosed homes, the redevelopment of demolished or vacant properties and administrative expenses are activities that were funded under the NSP1 Program. HCD was responsible for ensuring that all program participants are income eligible and that all housing units remain affordable for a period of specified years. HCD staff monitored client files to certify participants' income and the County will reinforce the affordability requirement through deed restrictions and the annual monitoring of organizations that have contracted with Palm Beach County to provide NSP1 activities.

Neighborhood Stabilization Program – 2 (NSP2) Activities

Activities that are funded under the NSP2 program include a first and second mortgage loan program, a residential redevelopment program, a neighborhood rental redevelopment program, and general administration costs. The first and second mortgage loan program and residential redevelopment program will be administered by HCD. Two activities comprise the neighborhood rental redevelopment program. One activity of the program will be administered by HCD in conjunction with The Community Land Trust of Palm Beach County, Inc. while the other activity will be administered by eligible developers who successfully responded to the County's Request for Proposals (RFP). The NSP2 funded activities have recently been implemented. During the upcoming fiscal year (FY 2011-2012) HCD staff will begin to monitor client files to certify participants' income and the County will reinforce the affordability requirement through deed restrictions. Also, the annual monitoring of organizations that have contracted with Palm Beach County to provide NSP2 activities will also begin in FY 2011-2012.

Homeless Prevention and Rapid Re-Housing Program (HPRP) Activities

The County's Community Services Department played the lead role in administering the Homeless Prevention and Rapid Re-Housing (HPRP) funds. The Community Services Department along with HCD prepared sub-grantee agreements between the County and selected service providers. All sub grantees and the Community Services Department are required to submit monthly reports confirming the number of persons assisted, amount of funds expended, type of service offered and any problems that have been encountered in implementing the program. During the first year of the program, the Community Services Department monitored the sub grantees within the first three months of implementation of the program and at the end of the first grant period. The Community Services Department will monitor annually thereafter to comprehensively review client files and monitor records. Additionally, Community Services will conduct monthly desk audits to ensure accuracy of reimbursement requests and programmatic compliance. , will monitor the Department of Community Services to ensure that all HPRP activities comply with all regulations and to accurately track expenses.

Equipment Purchase

The purchase of equipment with CDBG funds is generally avoided by the County. However, in the event of its occurrence, HCD's policy on how to monitor the equipment is noted below. The section administering the agreement will monitor annually the use and condition of all fixed assets that are valued at over \$1,000. HUD's equipment management and disposition form is

used to ensure that HUD's rules are followed. Fiscal staff is responsible for monitoring fixed assets and smaller durable goods that are valued at less than \$1,000 and do not meet the County's threshold as County Property.

Facility Use

The Capital Real Estate and Inspection Services (CREIS) staff maintains a list of facilities and the time period to be monitored. The Planning staff is responsible for monitoring to ensure that public facilities are used for the purpose stated in the agreement. HOME staff is responsible for verifying the period of affordability of housing units assisted with HOME funds. For homes rehabilitated with CDBG funds, Fiscal staff is responsible for mortgage payment processing, satisfactions, and documenting that the homes are the beneficiary's primary residence.

HOME Program First Time Homebuyer Program

In accordance with the HOME Written Agreement, and recorded mortgages and note, homeowners benefiting under this program are required to occupy the housing unit as his/her principal residence for a restricted period. In order to ensure compliance by the homeowner, a residency certificate is conducted annually by HCD staff.

HOME CHDOs

At least 15% of the HOME allocation must be disbursed to CHDOs to be used to develop, sponsor, or own affordable housing. These units must be made available to low-and moderate income households. On an annual basis CHDOs that receive such funding are monitored for contractual compliance by the HOME staff.

HOME Assisted Multi-Family Rental

All HOME assisted rental units must qualify as affordable housing and be occupied solely by households who qualify as low-and moderate income. To ensure compliance, the owner of the housing units is responsible for conducting annual income certifications of tenants. The owner of the housing units then forwards a letter to HCD certifying that all occupants are of low and moderate income.

The results of all monitoring efforts are documented. For CDBG public service activities, ESG activities, and HOME CHDOs, agencies have two (2) weeks from the date of the monitoring visit to provide documentation that was requested by HCD staff. HCD staff will forward a monitoring report to the agency within fifteen (15) working days of receipt of the requested documentation or of the established deadline. The monitoring report includes a brief description of the agency and its services, an outline of the scope of the monitoring visit (e.g. dates, persons in attendance, topics discussed), a brief description of any findings, concerns, or observations noted by staff and any corrective action requested. The report also includes a time frame for the agency to respond. Staff reviews the corrective action plan the agency submits and then notifies the agency in writing, when all findings and/or concerns have been satisfactorily addressed.

IV. PROGRAM NARRATIVES

Community Development Block Grant (CDBG)

1. Assessment of Relationship of CDBG Funds to Goals and Objectives

a. Assessment of Use of CDBG Funds

The Five-Year Consolidated Plan outlines the Priority Non-Housing Community Development Needs of the jurisdiction and identifies needs and objectives to be accomplished during the five year planning period. These needs and objectives serve as a guide to assist Palm Beach County in the distribution of CDBG funds. The table below provides a summary of the number of activities by CD objective that were completed during FY 2010-2011 and the Priority Needs addressed under the Consolidated Plan.

**Palm Beach County's
Priority Non-Housing CDBG Needs by Category**

CD Objective Number, per Five-Year Plan	Priority Need, per Five-Year Plan	Priority Assignment, per Five-Year Plan	Number of Activities Accomplished, FY 2010-2011
<i>Public Facilities</i>			
7.1g	Healthcare Facilities	M	1
7.1h	Neighborhood/multipurpose Facilities	H	1
7.1i	Parks and/or Recreational Facilities	H	2
<i>Public Improvements/Infrastructure</i>			
6.1a	Water/Sewer Improvements	H	3
6.1b	Street Improvements	H	3
6.1e	Flood Drain Improvements	H	1
<i>Public Services</i>			
8.1a	Senior Service projects	H	1
8.1b	Services for the Disabled	H	3
8.1c	Youth Services	H	2
8.1d	Child Care Services	H	1
8.1g	Health Services	M	2
8.1i	Domestic Violence Services	M	1
8.1j	Abused/Neglected Children Services	H	2
8.1l	Homeless Services	H	4
8.1k	Housing Related Services	H	3
<i>Economic Development</i>			
5.1c.1	ED Assistance to For-Profits	H	1

b. Progress made toward meeting goals for providing affordable housing using CDBG funds

To further the County’s Housing Objective, HCD administers two CDBG funded programs to conserve and/or upgrade the existing housing stock, especially housing available to low- and moderate –income households. The Countywide Rehabilitation Program provides full and emergency rehabilitation of sub-standard owner-occupied, single-family properties of up to four units. The County also operates a Demolition Program whereby dilapidated residential and commercial structures are demolished.

The Table below reflects the number of households receiving benefits under each program:

Program	# Assisted	Expended
Countywide Rehabilitation Program	20	\$523,376
Emergency Rehabilitation	5	\$54,448
Demolition	5	\$34,258
Total	30	\$612,082

c. Use of CDBG Funds for Activities Benefiting Extremely Low-Income, Low-Income, and Moderate-Income Persons

During FY 2010-2011, eleven (11) public facilities and infrastructure improvement activities were completed using CDBG funds. Available financial information indicates that \$3,688,008 was expended on these activities. These activities are listed on the table below and each met the low-and moderate income, area benefit National Objective.

**Public Facilities and Capital Improvements
Completed Projects from 10/1/10 to 9/30/11**

Project	Budget	Expended	# of Beneficiaries	Objectives
City of Belle Glade: Airport Park	\$650,733	\$650,493	4,379	Improvements to park
Town of Lake Park: West Ilex Park	\$73,054	\$73,054	705	Improvements to park
PBC Engineering: “A” Street improvements	\$265,000	\$115,559	64	Improvements to public right of way
PBC Engineering: Roan Court/Roan Lane	\$300,000	\$300,000	144	Drainage improvements to the two public right of ways
PBC Facilities: South Bay Community Center	\$450,000	\$366,008	4,521	Completion of the building and parking for the

Project	Budget	Expended	# of Beneficiaries	Objectives
				community center
PBC Water Utilities: South Bay Waste Water Treatment Plan	\$600,000	\$599,953	4,521	Replacement of the pump station at the plant
PBC Water Utilities: Pahokee Water Mains	\$630,131	\$465,710	5,985	Replacement of water mains and valves in the City of Pahokee
PBC Water Utilities: Pahokee Waste Water Treatment Plant	\$200,000	\$190,048	5,985	Replacement of the chlorine system at the plant.
City of Riviera Beach: W. 34th St.	\$309,944	\$309,944	172	Improvements to the public right of way
City of Riviera Beach: W. 32nd St.	\$416,115	\$317,239	1,100	Improvements to the public right of way
Comprehensive Community Care Network: Office Renovations	\$300,000	\$300,000	3,000	Renovation of offices
TOTAL	\$4,194,977	\$3,688,008	30,576	

During FY 2010-2011, CDBG funds were awarded to twenty (20) non-profit organizations to undertake public service activities. The total amount of funds which were available to undertake these activities was \$1,102,687. The total amount expended as of September 30, 2011 was \$986,038. A total of 3,993 individuals benefited from these activities and 100% of these were low and moderate income persons. A summary of the public service activities undertaken during the year is shown on the following table. Each activity met the low-and moderate income, area benefit National Objective.

**Public Services FY 2010-2011: Activities, Amount Awarded and Expended
Completed Projects from 10/1/10 to 9/30/11**

Agency	Activity	Goal	Number Served	Awarded Amount	Expended Amount
Adopt-A-Family	Case Management services for homeless families at Project SAFE permanent supportive housing	135 individuals	115 individuals	\$30,400	\$30,400
Aid to Victims of Domestic Abuse	Salaries, supplies, and operating costs in support of a transitional housing facility for abused women and children	32 individuals	30 individuals	\$50,667	\$46,966
Children's Case Management	Provision of case management and respite care associated with the Kin Support Project	140 individuals	129 individuals	\$18,000	\$18,000
Children's Home Society	Provision of case management to pregnant teens and teen mothers at Transitions Home	15 individuals	15 individuals	\$76,380	\$57,761
Children's Place at Home Safe	Salaries, benefits and expenses for the provision of emergency shelters for boys and girls	90 individuals	92 individuals	\$61,750	\$61,750
Coalition for Independent Living Options	Provision of emergency meals, utility payments and life skill classes through the DINE Project	105 individuals	108 individuals	\$39,000	\$33,898
Consumer Credit Counseling Services	Provision of housing counseling and financial education services	480 individuals	486 Individuals	\$25,000	\$21,149
Healthy Mothers/Healthy Babies	Case worker services to man a mobile outreach center for uninsured pregnant women	800 individuals	800 individuals	\$50,176	\$44,907
Legal Aid Society of Palm Beach County	Operational costs associated with the Fair Housing Project	122 individuals	122 individuals	\$190,000	\$190,000
The Lord's Place (Café Joshua)	Operational costs for job training programs for homeless persons	81 individuals	116 Individuals	\$71,500	\$71,500
McCurdy Senior Housing Corp.	Provision of social services program for residents at Quiet Water residential facility	98 individuals	106 Individuals	\$67,252	\$67,252
Place of Hope	Case management for abused/neglected children in foster care	36 individuals	97 individuals	\$38,000	\$38,000

Agency	Activity	Goal	Number Served	Awarded Amount	Expended Amount
Redlands Christian Migrant Association	Child care/development services for farmworker families	110 individuals	97 Individuals	\$35,592	\$22,465
Salvation Army	Case management, utilities and operations at Center of Hope transitional housing facility	180 individuals	185 individuals	\$16,720	\$14,844
Seagull Industries for the Disabled	Provision of vocational training for developmentally challenged adults	145 Individuals	197 Individuals	\$72,000	\$50,463
Sickle Cell Foundation of Palm Beach County	Case management and education outreach for persons with sickle cell disease/trait in Western PBC	302 individuals	236 individuals	\$52,500	\$52,500
The Arc of Palm Beach County	Case management and employment training to developmentally disabled persons	195 individuals	126 individuals	\$72,500	\$51,479
Urban League of Palm Beach County	Operational costs for the Comprehensive Housing Counseling Program	1,000 individuals	879 individuals	\$60,000	\$60,000
West Jupiter Community Group	Salaries, supplies and expenses related to after-school education activities	54 individuals	57 individuals	\$54,000	\$52,704
Total		4,120 individuals	3,993 individuals	\$1,102,687	\$986,038

Please note that the above number of individuals served and the amount of funds expended will increase as agencies have up to 45 days after the end of the fiscal year to submit their final invoices.

2. Changes in Program Objectives

No changes in the CDBG objectives occurred during FY 2010-2011.

3. Assessment of Efforts in Carrying Out Planned Actions

At the beginning of FY 2010-2011, HCD had available \$15,075,529 in CDBG funds to distribute among participating jurisdictions and agencies. By the end of FY 2010-2011, \$6,062,623 or 40.21% of the total amount available was expended on various jurisdictions and activities, such as for public services, public facilities and infrastructure, countywide housing, and economic development activities.

In order to comply with submission requirements by HUD and State agencies and the County, applicants for funding are required to provide documentation that the activity for which funding is being sought is consistent with the Jurisdiction’s Five Year Consolidated Plan. All certification requests which are submitted to HCD are reviewed for consistency with the Palm Beach County Consolidated Plan (FY 2010-2015) in the order that they are received. During FY 2010-2011, four (4) agencies requested and obtained a certification of consistency from HCD for the projects illustrated below:

Agency	Project	Funding Program
Pahokee Housing Authority	Annual Agency Plan	Public Housing and Section 8
Palm Beach County Housing Authority	Five Year and Annual Agency Plan	Public Housing and Section 8
West Palm Beach Housing Authority	Section 3 Program Coordinator	Section 3 Program Coordination and Implementation
PBC Division of Human Services	Supportive Housing Program	HUD Supportive Housing Program

4. Funds Used for Activities Meeting National Objectives

All activities provided with CDBG funds were included in the County’s Action Plan for FY 2010-2011, or were incorporated into the Plan via an amendment or revision. All funded activities must meet one of the three National Objectives, and approximately 96.6% of applicable funds were expended on activities benefiting low- and moderate-income persons.

5. Anti-Displacement and Relocation Strategy for Activities Involving Acquisition, Rehabilitation or Demolition of Occupied Real Property

Under the Five Year Consolidated Plan, Palm Beach County, in compliance with 24 CFR 570.606 and 24 CFR 92.353, takes all reasonable steps to minimize the displacement of persons as a result of CDBG or HOME assisted activities.

Palm Beach County has prepared and adopted a Residential Anti-displacement and Relocation Assistance Plan which takes steps to minimize the displacement of families and individuals from their homes, provides relocation assistance for displaced persons and provides for a one for one replacement of lower income dwelling units.

Under the Anti-displacement Plan, proposed projects and activities are carefully reviewed and analyzed to determine if other project alternatives are available which may prevent the displacement of households, businesses, farms or non-profits. Applicants to the CDBG Program are advised at the time of applying to the program, of the requirements under the Uniform Relocation Act. Should a proposed project cause displacement of residents or businesses, the applicant needs to provide a Relocation Plan to the County which meets all of the requirements of 24 CFR 570.60, as amended. The Plan must be certified by a consultant, who is certified by HUD or an agency of HUD meeting all of the legal requirements.

Should displacement be unavoidable, HCD will communicate in writing to the displaced person, business, farm or nonprofit organization of their option to receive either assistance under the URA or assistance under Section 104(d) of the HCD Act of 1974, should the displaced be a lower income household.

6. Low/Mod Job Activities – for economic development activities undertaken where jobs were made available but not taken by low- or moderate- income persons

Since 1998, the Palm Beach County Board of County Commissioners (BCC) approved HCD to allocate ten percent (10%) of its annual CDBG Program entitlement to fund an Economic Development Set-Aside Program. Since FY 2006-07, the program has been managed by the Palm Beach County Office of Economic Development (EDO). On September 23, 2008, the BCC approved an amendment to the Program’s criteria. This amendment was proposed and submitted to the BCC by EDO. Among other things, the revised criteria allow County sub-recipients to receive non-competitive funds for “special economic development activities” as an eligible activity under the CDBG Program. For FY 2010-2011, the CDBG set-aside allocation amounted to \$785,124.

As part of the set-aside criteria, 51% of all new full time equivalent (FTE) jobs created or retained by the applicant must be made available to low- or moderate-income persons and these persons must be residents of Palm Beach County. Jobs created are monitored over a one (1) year period by EDO staff.

For FY 2010-2011, EDO allocated \$397,440 under the CDBG Economic Development Set-Aside Program to two (2) small business incubators and one (1) small business loan program to provide assistance to small existing or start-up companies in Palm Beach County. Of the jobs created by small businesses in Palm Beach County under this program, 27.5 FTEs or 75% were held by low-and moderate income persons.

Economic Development Program	Allocated Amount	FTE Jobs Contracted	FTE Jobs Created*
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Economic Development Program	Allocated Amount	FTE Jobs Contracted	FTE Jobs Created*
Center for Technology, Enterprise & Development (TED)	\$190,080	15	25.1
Enterprise Development Corporation of South Florida (EDC)	\$63,360	5	7
The Business Loan Fund of the Palm Beaches	\$144,000	10	4.4
TOTAL	\$397,440	30	36.5

*As reported by PBC Office of Economic Development

As of September 30, 2011, \$387,684 remains unallocated but is intended to be used directly by EDO to allow EDO to provide technical assistance to small businesses.

It is the responsibility of the business sub-recipient, when they are creating jobs, to hire low- or moderate-income persons with skills, experience or education for the work at hand and to provide new job holders with training of equipment or procedures if required by the nature of the business. Since the inception of the CDBG Set-Aside Program in 1998, approximately 498 full time equivalent jobs have been created/retained by businesses under this program. It is the responsibility of EDO to insure that businesses under the program continue to maintain jobs that became available due to participation of businesses in the program.

Description of Low/Mod Limited Clientele Activities (Not Presumed)

Under the Palm Beach County jurisdiction, although some activities may be presumed to consist of a limited clientele (elderly, homeless, migrant farmworkers, etc.), the County, through its agreements with sub-recipient agencies, requests that the agencies ensure that their clientele come from 51% low- or moderate-income households. Agencies confirm this request by income certifying all beneficiaries participating in their programs and maintaining proof of their certification in the client's files. These records are monitored on a yearly basis by HCD staff as part of the regular monitoring visit activity.

7. Program Income Received

The following table summarizes the total amount reported for each program under the jurisdiction of Palm Beach County. This table includes loan repayments made under each program.

Grant Program	Program Income Reported (\$)
CDBG	\$21,107
HOME	\$76,201
SHIP	\$842,634
Housing Finance Authority (HFA)	\$180,326
Neighborhood Stabilization Program – 1	\$339,562
TOTAL	\$1,459,830

No other loan repayments were made to the programs during the course of the program year.

8. Prior Period Adjustments

Over the course of the program year, no expenditures were made to disallowed activities within the Palm Beach County jurisdiction, nor were amounts reimbursed to program accounts in connection with prior period adjustments.

9. Loans and other receivables

Over the course of the program year, no loans or other receivables were made to individuals or other entities within the Palm Beach County jurisdiction under the CDBG Program.

10. Lump Sum Agreements

No lump sum agreements were made to a financial institution over the course of the program year by the Palm Beach County jurisdiction.

11. Neighborhood Revitalization Strategies

Under the Five Year Consolidated Plan (2010-2015), a HUD-approved Neighborhood Revitalization Strategy Area was not designated by Palm Beach County.

12. Section 108 Loan Guarantee

In February 2003, the County established a Community Development Business Loan Program with an original allocation of \$15,000,000 funded under the HUD Section 108 Loan Program. This program is administered by the County's Office of Economic Development (EDO). The program criteria established by the County requires, among other things that activities funded create a minimum of one job for every \$35,000 in funding received and to be eligible for funding an activity must be located within an area targeted for revitalization.

In September 2008, HUD approved a second Section 108 allocation of \$2,600,000 and a separate Brownfields Economic Development Initiative (BEDI) Grant for \$1,200,000 to fund the Avenue A Revitalization Project, which will be used in a four (4) block commercial district located along Avenue A in the City of Belle Glade. In January 2009, HUD renewed the first allocation under the Section 108 Loan Program in the amount of \$13,340,000. In August 2009, HUD approved a third Section 108 Loan allocation of \$2,824,000 and a BEDI Grant for \$1,058,971 to fund the Pahokee Downtown Revitalization Project, which will be used in the central commercial district of the City of Pahokee. Following is a summary of the three loan programs and the businesses that have received funding under the program:

Section 108 Loan Program (\$15 Million Loan)

To date, the County has entered into eight (8) agreements with HUD to draw down funds from the original Section 108 Loan Program. The total amount agreed to be drawn down under these agreements is \$9,635,000, with 543 full time equivalent (FTE) jobs required to be created. The Section 108 loans involve funding for the following activities: Thirteenth Street Industrial Park, Inc. (Baron Group) in 2004 for a loan of \$1,660,000 to purchase property for the construction of

a new building and to purchase equipment, and a second loan to the Baron Group during July 2009 in the amount of \$1,000,000 for the purchase of equipment; Kiddie Haven Pre-School in May 2010 received \$57,000 for working capital associated with the expansion of the school, and is contracted to create 6 FTE jobs; and Concrete Services in June 2010 received a loan of \$250,000 for working capital associated with the expansion of the business and is contracted to create 12 FTE jobs. Oxygen Development in November 2010 received a loan in the amount of \$5,948,000 for working capital associated with the expansion of the business and is contracted to create 400 FTE jobs; Donia Roberts, PA in November 2010 received a loan in the amount of \$265,000 for fixed assets and working capital associated with the expansion of the business and contracted to create 8 FTE jobs; Ameliascapes in February 2011 received a loan in the amount of \$198,000 for working capital associated with the expansion of the business and is contracted to create 6 FTE jobs; F&T of Belle Glade in February 2011 received a loan in the amount of \$257,000 for fixed assets in association with the expansion of the business and contracted to create 8 FTE jobs.

Avenue A Revitalization Project (\$2.6 Million Loan)

To date, the County has entered into three (3) agreements under this loan program –Glades Gas and Electric Corporation in March 2009 received \$199,000 of Section 108 funding for working capital and the renovation of two existing commercial buildings, and which is contracted to create 9 FTE jobs; Glades Home Health Care Medical Center in April 2010 received \$89,000 of Section 108 funding for working capital, equipment and the renovation of an existing commercial building, and which is contracted to create 14 FTE jobs; and Muslet Brothers in June 2010 received \$878,000 of Section 108 funds for construction, refinancing and working capital, and is contracted to create 38 FTE jobs.

Pahokee Downtown Revitalization Project (\$2.82 Million Loan)

To date, the County entered into an agreement with Circle S Pharmacy in August 2010 which received Section 108 funding in the amount of \$152,000 for the renovation of an existing commercial building, and the purchase of machinery and equipment. The business is contracted to create 7 FTE jobs.

The following accomplishments were recorded under each loan:

Section 108 Loan Program

Business	Section 108 Amt.	# of FTE jobs contracted	# of FTE jobs created
Thirteen Street Industrial Park	\$1,600,000	70	45
The Baron Group	\$1,000,000	33	0
Kiddie Haven Preschool	\$57,000	6	8
Concrete Services	\$250,000	12	106
Oxygen Development	\$5,948,000	400	0
Donia Roberts, PA	\$265,000	8	0
Ameliascapes	\$198,000	6	5
F&T of Belle Glade	\$257,000	8	12
TOTAL	\$9,635,000	543	176

Avenue A Revitalization Project

Business	Section 108 Amt.	# of FTE jobs contracted	# of FTE jobs created
Glades Gas and Electric Corp.	\$199,000	9	0
Glades Home Health Care Medical Center	\$89,000	14	0
Muslet Brothers	\$878,000	38	0
TOTAL	\$1,166,000	61	0

Pahokee Downtown Revitalization Project

Business	Section 108 Amt.	# of FTE jobs contracted	# of FTE jobs created
Circle S Pharmacy	\$152,000	7	0
TOTAL	\$152,000	7	0

Since the inception of the Section 108 Loan Program to date, the County has awarded \$10,953,000 in Section 108 loans to twelve (12) businesses, which have created 176 full time equivalent jobs out of a proposed 611 FTE jobs.

**Section 108 Loan Guarantee
Accomplishment report**

Grantee Name	ST	Section 108 Project Number	Project Name	Section 108 Loan Amount	Section 108 Amount Advanced	Total CDBG Assistance	FTE Jobs Est. in 108 Appl.	Total Actual FTE Jobs Created or Retained	Number of FTE Jobs Held by/ Made Avail. to Low/ Mod	Total Housing Units Assisted	Number of Units Occpd. by Low/ Mod Households	Slum/ Blight Area Y=Yes
Palm Beach County	FL	B-02-UC-12-004	Community Development Business Loan Program	\$1.66M	\$1.66M	\$1.66M	70	45	23	n/a	n/a	n/a
Palm Beach County	FL	B-08-UC-12-004	Community Development Business Loan Program	\$13.349M	\$7,975,000	\$7,975,000	473	131	116	n/a	n/a	n/a
Palm Beach County	FL	B-07-UC-12-004	Avenue A Revitalization Loan	\$2.6M	\$1,166,000	\$1,166,000	61	0	0	n/a	n/a	n/a
Palm Beach County	FL	B-09-UC-12-004	Pahokee Downtown Revitalization Loan	\$2.8M	\$152,000	\$152,000	7	0	0	n/a	n/a	n/a
Palm Beach County	FL	B-10-UC-12-004	Community Development Business Loan Program	\$10M	0	0	0	0	0	n/a	n/a	n/a

IV. PROGRAM NARRATIVES

HOME Investment Partnership (HOME) Program

- 1. Assessment of Relationship of HOME Funds to Goals and Objectives**
- a. Assessment of Use of HOME Funds**

The HOME Program was created by the 1990 Cranston-Gonzalez National Affordable Housing Act. This program provides affordable housing opportunities to very-low and low-income persons/families (with a household income at 80% or below the median income for Palm Beach County) by allocating funds to eligible participating jurisdictions (PJs) to engage in a wide range of activities that construct, purchase, and/or rehabilitate affordable housing for rent or homeownership.

The American Dream Downpayment Initiative (ADDI) Program is a component under the HOME Program that was signed in law December 2003 to increase the homeownership rate, especially among lower income and minority households, and to revitalize and stabilize communities. ADDI will help first-time homebuyers with the biggest hurdle to homeownership: down-payment and closing costs. The program was created to assist low-income first-time homebuyers in purchasing single-family homes by providing funds for down-payment, closing costs, and rehabilitation carried out in conjunction with the assisted home purchase.

Palm Beach County's Five Year Consolidated Plan (FY 2010-2015) projected that over that five year period the HOME Program would provide homeowner benefits to 180 households under the HOME funded Countywide Second Mortgage Program and the CHDO Administered Program. The Palm Beach County Action Plan (AP) for FY 2010-2011 projected that 36 households would receive homeownership assistance under these programs. During FY 2010-2011, a total of 81 households received homebuyer assistance.

The projects carried out under Palm Beach County's HOME Program during FY 2010-2011 were designed to address priority housing needs identified in the Five Year Consolidated Plan for FY 2010-2015. The table below illustrates the correlation between each HOME Project and the priority needs addressed.

HOME Project	Activity Type	Priorities Addressed
Countywide First-time Homebuyer (single family) Program	Acquisition of Real Property Acquisition/Rehabilitation, or New Construction.	Potential Homeowners: High, Medium
CHDO Administered Activities	Rehabilitation of existing single family housing or new construction of single-family housing for first time homebuyers (FTH); direct homeownership assistance (i.e., down-payment and gap financing) to FTH.	Potential Homeowners: High, Medium

A sum of \$2,777,679 was received by Palm Beach County as an entitlement under the HOME Program for FY 2010-2011. The table below illustrates how those funds were allocated.

HOME Project	Amount Allocated	% of Total Allocation
Countywide First-time Home buyers Program	\$1,944,375	70%
CHDO Administered First-Time Home buyers Program	\$416,652	15%
CHDO Operating Costs	\$138,884	5%
Planning and Administration Costs	\$277,768	10%
TOTAL	\$2,777,679	100%

Palm Beach County was not allocated funding under the ADDI Program for FY 2010-11. Funds from ADDI and State Housing Initiative Partnership (SHIP) were not awarded for FY 2010-2011. However approximately \$19,000 ADDI balance remains, and will be utilized for very low income applicants.

Countywide First-Time Homebuyers Program

Palm Beach County First-Time Homebuyers Program (FTH) provides financial assistance to eligible participants to acquire home. In accordance with the HOME written Agreement, mortgage, and note, the homeowner is required to occupy the housing unit as his/her principal residence for the duration of the restrictive period. A residency certification is conducted on an annual basis to ensure compliance with this requirement.

For Fiscal Year 2010-2011, HCD proposed to subsidize the acquisition of approximately thirty six (36) single family homes for very low or low-income households through the Countywide First-time Homebuyers. During the year, HCD expended \$3,315,592 of HOME,

American Dream Downpayment Initiative (ADDI), and SHIP Match funds to successfully subsidize the purchase of eighty one (81) single family homes. These funds leveraged a total of \$ 7,002,076 in private sector mortgages.

Activities by CHDOs

The mandatory 15% set-aside Community Housing Development Organization (CHDO) reserve funds were used for eligible activities in which a CHDO acted as a developer, sponsor, and/or owner of housing that would be made available to first-time homebuyers. Eligible activities included acquisition of housing (with or without rehabilitation), acquisition of vacant land, or new construction. Set-aside funds could also be used for direct homeownership assistance for first-time homeowners.

Palm Beach County had designated the following six (6) organizations as CHDO’s: We Help Community Development Corporation, Word of Faith Community Development Corporation, Noah Development, Inc., REACH, Neighborhood Renaissance, Inc. and Delray Beach Community Development Corporation. Presently, only four CHDO’s received funding for FY 2010-2011 (Delray Beach CDC, Noah Development Inc., Neighborhood Renaissance, and Word of Faith CDC); it is anticipated that each CHDO will produce at least two units during their contract period for a total of eight affordable housing units.

The Action Plan for FY 2010-2011 projected that six (6) households would receive assistance under this program. During FY 2010-2011 zero (0) funds were expended under this program.

b. Progress of Meeting Goals of Providing Affordable Housing and Extent to Which Funds Were Used to Benefit Extremely-low, Low- and Moderate-income Persons.

To further address the County’s Housing Objectives, HCD administers the HOME First Time Homebuyer Program, the CHDO Administered Activities and the American Dream Downpayment Initiatives program. These programs are under the HOME Investment Partnership Program. These programs are designed to assist very low and low income persons with homeownership opportunities. During FY 2010-2011, these HOME administered programs provided homebuyer assistance to 81 households. The following table illustrates the provided assistance by income group.

Assistance Provided by Income Group	Number of Households
Very-Low Income (0 to 30% of Median Family Income)	0
Very-Low Income (31 to 50% of Median Family Income)	25
Low Income (51 to 80% of Median Family Income)	56
TOTAL	81

2. HOME Match Report

a. Matching Contribution

The total match liability for the activities to be funded under the HOME Program FY 2010-2011 was \$595,084. During FY 2010-2011, a total of \$665,309 was expended under the SHIP Match program. SHIP funds serve as the matching contribution and are used to implement the Countywide First-Time Homebuyers and CHDO-related program activities.

3. HOME MBE and WBE Report

The following pages contain the HOME MBE and WBE Report.

Annual Performance Report HOME Program

U.S. Department of Housing
and Urban Development
Office of Community Planning
and Development

OMB Approval No. 2506-0171
(exp. 8/31/2009)

Public reporting burden for this collection of information is estimated to average 2.5 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless that collection displays a valid OMB control number.

The HOME statute imposes a significant number of data collection and reporting requirements. This includes information on assisted properties, on the owners or tenants of the properties, and on other programmatic areas. The information will be used: 1) to assist HOME participants in managing their programs; 2) to track performance of participants in meeting fund commitment and expenditure deadlines; 3) to permit HUD to determine whether each participant meets the HOME statutory income targeting and affordability requirements; and 4) to permit HUD to determine compliance with other statutory and regulatory program requirements. This data collection is authorized under Title II of the Cranston-Gonzalez National Affordable Housing Act or related authorities. Access to Federal grant funds is contingent on the reporting of certain project-specific data elements. Records of information collected will be maintained by the recipients of the assistance. Information on activities and expenditures of grant funds is public information and is generally available for disclosure. Recipients are responsible for ensuring confidentiality when public disclosure is not required.

This form is intended to collect numeric data to be aggregated nationally as a complement to data collected through the Cash and Management Information (C/MI) System. Participants should enter the reporting period in the first block. The reporting period is October 1 to September 30. Instructions are included for each section if further explanation is needed.

Submit this form on or before December 31.	This report is for period (mm/dd/yyyy)		Date Submitted (mm/dd/yyyy)
Send one copy to the appropriate HUD Field Office and one copy to: HOME Program, Rm 7176, 451 7th Street, S.W., Washington D.C. 20410	Starting 10/1/2010	Ending 09/30/2011	

Part I Participant Identification

1. Participant Number 56-6000785	2. Participant Name Palm Beach County		
3. Name of Person completing this report Carol Eaddy Langford		4. Phone Number (Include Area Code) (561)2333660	
5. Address 100 Australian Avenue, Suite 500	6. City West Palm Beach	7. State Florida	8. Zip Code 33406

Part II Program Income

Enter the following program income amounts for the reporting period: in block 1, enter the balance on hand at the beginning; in block 2, enter the amount generated; in block 3, enter the amount expended; and in block 4, enter the amount for Tenant-Based rental Assistance.

1. Balance on hand at Beginning of Reporting Period \$0	2. Amount received during Reporting Period \$0	3. Total amount expended during Reporting Period \$0	4. Amount expended for Tenant-Based Rental Assistance N/A	5. Balance on hand at end of Reporting Period (1 + 2 - 3) = 5 \$0
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Part III Minority Business Enterprises (MBE) and Women Business Enterprises (WBE)

In the table below, indicate the number and dollar value of contracts for HOME projects completed during the reporting period.

	a. Total	Minority Business Enterprises (MBE)			f. White Non-Hispanic
		b. Alaskan Native or American Indian	c. Asian or Pacific Islander	d. Black Non-Hispanic	
A. Contracts					
1. Number	0				
2. Dollar Amount	\$0				
B. Sub-Contracts					
1. Number	0				
2. Dollar Amount	\$0				
	a. Total	b. Women Business Enterprises (WBE)	c. Male		
C. Contracts					
1. Number	0				
2. Dollar Amount	\$0				
D. Sub-Contracts					
1. Number	0				
2. Dollar Amounts	\$0				

Part IV Minority Owners of Rental Property

In the table below, indicate the number of HOME assisted rental property owners and the total dollar amount of HOME funds in these rental properties assisted during the reporting period.

	a. Total	Minority Property Owners			f. White Non-Hispanic
		b. Alaskan Native of American Indian	c. Asian or Pacific Islander	d. Black Non-Hispanic	
1. Number	0				
2. Dollar Amount	\$0				

Part V 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. The data provided should reflect only displacements and acquisitions occurring during the reporting period.

	a. Number	b. Cost	Minority Business Enterprises (MBE)			f. White Non-Hispanic
Households Displaced	a. Total		b. Alaskan Native of American Indian	c. Asian or Pacific Islander	d. Black Non-Hispanic	e. Hispanic
1. Parcels Acquired	0					
2. Businesses Displaced	0					
3. Nonprofit Organizations Displaced	0					
4. Households Temporarily Relocated, not Displaced	0					
5. Households Displaced - Number	0					
6. Households Displaced - Cost	\$0					

4. Assessments

a. On-site Inspection of Rental Housing

During FY 2010-11 Palm Beach County did not conduct any inspections on HOME-assisted units.

b. Affirmative Marketing

In order to ensure greater participation by eligible persons from all racial, ethnic, and gender-based minorities and by those who are not likely to apply for housing without special outreach, HCD has established policies and procedures to affirmatively market housing units produced under the HOME program. As part of this effort, the affirmative marketing records of the subrecipient are monitored on-site annually. During monitoring visits, the following records are reviewed for compliance: copies of brochures, news clippings, press releases, sign-in logs from community meetings, and any letter of inquiry written to or from prospective clients. In addition to the affirmative marketing efforts undertaken by the subrecipient, HCD has conducted its own outreach by distributing information regarding housing opportunities available for potential eligible persons at various meetings with lenders, nonprofit agencies, and municipalities.

c. Outreach to Minority and Women Owned Businesses

The County's Minority Outreach Program calls for active participation by minority and women-owned businesses. In order to achieve a greater level of participation by these businesses, the HOME Program's First-Time Homebuyer Program operates in conjunction with nonprofit agencies and/or Community Development Corporations (CDC's) that represent minority-based neighborhoods. The participating agencies or CDC's promote the use of minority and women-owned businesses through the Office of Small Business Assistance and its Minority/Women-owned Business Enterprise (M/WE) Program in their first-time homebuyer programs. A recently awarded CHDO, REACH, contracted with RJI a certified WBE. This organization is no longer active as an eligible CHDO.

IV. PROGRAM NARRATIVES

Housing Opportunities for People with AIDS (HOPWA)

Assessment of Relationship of HOPWA Funds to Goals and Objectives

Palm Beach County does not receive or administer Housing Opportunities for People with AIDS (HOPWA) funds. The City of West Palm Beach receives and administers HOPWA funds for Palm Beach County.

IV. PROGRAM NARRATIVES

Emergency Shelter Grants Program (ESGP)

1. Assessment of Relationship of ESG Funds to Goals and Objectives

a. Actions Taken to Address Emergency Shelter and Transitional Housing Needs

Palm Beach County receives ESGP funding from the U.S. Department of Housing and Urban Development (HUD). The ESGP is an entitlement grant program which is formula based. Palm Beach County's ESG program focuses on assisting non-profit service provider agencies with funds for the operation and maintenance of emergency shelters and transitional housing facilities and for homeless prevention activities, as defined by ESG regulations. Due to the small amount of funds received from HUD, HCD does not award funds for the provision of essential services to the homeless, payment of salaries, and renovation/major rehabilitation or conversion of structures, although they are deemed eligible under the Federal guidelines. An amount representing 5% of the County's total allocation is reserved to cover some the staff cost for administering the program. Subrecipient agencies provide services countywide to persons and families who are homeless, chronically homeless, living on the streets, or at risk of becoming homeless, including persons in the homeless priority subpopulations.

Priority needs and objectives for the homeless and those at risk of becoming homeless are based on Palm Beach County's Five-Year Consolidated Plan and the Continuum of Care Gaps Analysis. The Gaps Analysis, which is updated annually, reflects the level of need for homeless assistance; and the effectiveness in meeting those needs to the general homeless population and to select subpopulations of the homeless.

A high priority for the ESG Program is the operation and maintenance of emergency shelters and transitional housing facilities. Items that are generally funded under this category include such as electricity, water/sewer, insurance, food, rent and maintenance. ESG funding is used primarily for this priority. During FY 2010-2011, 77% of the total ESG award was spend in the operation and maintenance of emergency shelter and transitional housing facilities category. Nine (9) agencies activities used ESG funds in this category.

b. Progress Made in Addressing Homeless and Homeless Prevention Goals and Objectives

The Palm Beach County Action Plan (AP) for FY 2010-11 projected that nine (9) agencies would be funded under the operation/maintenance category and three (3) agencies would receive homeless prevention (emergency rent and utility assistance) funding. The Action Plan further states that under the ESG Program HCD projected a total of 2,333 individuals would be served through these activities.

During FY 2010-11 the following was accomplished:

- Provided, in coordination with the ESGP Advisory Board, ESG funding to nine (9) homeless assistance projects that served 1604 unduplicated persons; and
- Provided, in coordination with the ESGP Advisory Board, ESG funding to three (3) agencies that provided homeless prevention services to 360 “at risk” persons; and

c. How ESG projects are related to implementation of comprehensive homeless planning strategy

Palm Beach County is dedicated to improving the housing opportunities of all of its residents. The homeless population and those threatened with homelessness are of particular concern and therefore included as a primary component of HCD’s overall planning strategy. In its Five Year Strategic Plan, Palm Beach County has stated as its broad goal, to utilize funds that are reasonable expected to be made available and in coordination with organizations to address homelessness in the following manner: assist homeless persons to obtain appropriate housing; assist persons at risk of becoming homeless; implementing activities aimed at reaching HUD’s goal of ending chronic homelessness by 2012. Specifically, the County, in coordination with the ESGP Advisory Board, provided ESG funding to twelve (12) homeless assistance projects that provided for the direct assistance to the homeless population or to those persons who are “at risk” of becoming homeless.

2. Matching Resources

The ESG Program regulations require a 100% dollar match. Palm Beach County requires subrecipients to provide a cash or “in kind” match through a source which is approved by HCD.

A total of \$707,570 was provided in a match from the following sources:

- Cash from sources other than ESGP
- Value of donated material and property for the purposes of operation a ESG funded activity
- Value of salaries paid to staff in support of carrying our ESG activities
- Time and services contributed by volunteers to carry out the ESG activities; value determined to be at the rate of \$5.00 per hour
- Value of leased space used in sheltering the homeless.

All subrecipients provided appropriate documentation to substantiate the provision of the required matching funds (e.g. source and application of cash, lease agreements, time sheets and salary records of staff, timesheets and volunteer task descriptions for volunteer hours and services).

3. Method of Distribution

In order to equitably, impartially and efficiently distribute ESG funds, Palm Beach County established an independent Advisory Board to make funding recommendations. These recommendations are subject to approval by the Board of County Commissioners (BCC).

The ESG Advisory Board consists of nine (9) regular members and two (2) alternates. All are required to be non-conflict members and residents of Palm Beach County. One member must be presently or formerly homeless; and all members and alternates are nominated by the Homeless Coalition of Palm Beach County, Inc. Members are appointed at large by the BCC and serve two year terms. The Advisory Board's primary objective is to review applications and make funding recommendations for the distribution of the ESG funds. The following describes the process used to arrive at the recommendations:

- The Department of Housing and Community Development (HCD) notifies potential applicants that ESG applications are available through a Notice of Funding Availability (NOFA) published in a local newspaper of general circulation. The NOFA is also posted on HHCD's website. Only activities related to Operation/Maintenance of a shelter and Homeless Prevention activities were eligible to receive ESG funds.
- HCD receives all applications by the advertised deadline. All applications are reviewed by HCD staff utilizing the Emergency Shelter Grants Program (ESGP) Evaluation Criteria and by the ESG Advisory Board. Area of review included ESG eligibility, criteria, justification of need, cost reasonableness and effectiveness, past performance, management, capacity, and consistency with local needs identified in the Five Year Consolidated Plan.
- All applications selected to receive further review are asked to respond to questions relating to their applications which were raised by the Advisory Board.
- Staff reviews the applicants' responses and reports the additional information to the Advisory Board.
- The Advisory Board may request that applicants meet with the Board to discuss their applications.
- The Advisory Board makes their ESG funding recommendations. These recommendations are brought forward to the BCC for approval as part of the County's Annual Action Plan.

4. Activity and Beneficiary Data

Every agency that received ESG funds were required to complete a Monthly Narrative Report, a Grantee Statistic Report and a Direct Benefit Activity Report monthly. These reports contain information regarding the funded ESG activity as well as statistical information regarding the beneficiaries of the ESG program. These reports are due at the same time the agency submits for reimbursement of expenditures under the ESG program. This deadline ensures that all required reported data is submitted to HCD in a timely and efficient manner.

During FY 2010-2011 a total of \$299,384 of ESG funding was allocated to Palm Beach County. An additional \$5,244.21 was made available for distribution as a result of unexpended ESG

dollars from the previous year's allocation. As a result a total of \$304,628.21 was available to be distributed among various non-profit agencies for homeless activities. The following table depicts the target and accomplishments of the agencies that received ESG funding during FY 2010-2011.

FY 2010-2011 ESG TABLE
Targets and Accomplishments of Agencies Funded by
ESG during FY 2010-2011

Agency	Action Plan Goals	Number Served	Funded Activity	FY 2010-2011 Allocation Budgeted	Allocation Expended
Adopt-A-Family of the Palm Beaches	160 Individuals	128 Individuals	Operation/ Maintenance	\$30,461	\$28,988
Aid to Victims of Domestic Abuse	250 Individuals	296 Individuals	Operation/ Maintenance	\$35,244.21	\$35,244.21
Children's Case Management Organization	405 Individuals	211 Individuals	Operation/ Maintenance & Homeless Prevention	\$24,000	\$23,583.11
Children's Home Society of FL	266 Individuals	262 Individuals	Operation/ Maintenance	\$21,404	\$17,472.57
Children's Place at HomeSafe, Inc.	90 Individuals	90 Individuals	Operation/ Maintenance	\$25,000	\$24,816.40
Center for Family Services	135 Individuals	264 Individuals	Operation/ Maintenance	\$28,050	\$27,986.43
Farmworker Coordinating Council	564 Individuals	212 Individuals	Homeless Prevention	\$31,118	\$31,118
The Lord's Place-Family Shelter	126 Individuals	183 Individuals	Operation/ Maintenance	\$25,835	\$25,835
The Lord's Place-Men's Recovery	100 Individuals	99 Individuals	Operation/ Maintenance	\$25,835	\$25,753
Salvation Army	180 Individuals	185 Individuals	Operation/ Maintenance	\$32,712	\$32,657.13
Urban League of Palm Beach County	57 Individuals	34 Individuals	Homeless Prevention	\$10,000	\$9920
Administration			Administratio n	\$14,969	\$14,969
TOTALS (FY 10-11 ESG)	2333 Individuals	1964 Individuals		\$304,628.21	\$298,342.85

5. Chronic Homelessness

Palm Beach County is committed to providing the necessary supports required to achieve the HUD's stated goal of eliminating chronic homelessness by 2012. The County therefore funds or supports applications for funding aimed at ending chronic homelessness and expands or implements services that are demonstrated to be effective in eliminating chronic homelessness, such as additions to the number of safe haven beds.

During FY 2010-11, Palm Beach County continued its adopted policy of awarding bonus points to applicants to the ESG Program whose specific activity would assist the chronic homeless population. Further proof of the County's commitment to address chronic homelessness is gleaned from the prioritized list of agencies and activities which were funded under the 2008 Continuum of Care application.

Under the FY 2010-11 CDBG and ESGP funding cycle, The Salvation Army (\$49,432) was provided funds under the CDBG and ESG Programs to address the needs of the chronic homeless. This agency served 185 chronic homeless persons.

The 2010 Continuum of Care award showed that four (4) agencies, namely the Salvation Army, The Lord's Place, Gulfstream Goodwill, and Jerome Golden Center for Behavioral Health were funded a combined \$1,594,174 to assist chronically homeless persons.

6. Homeless Discharge Coordination

Palm Beach County is in the process of implementing a cohesive, community –wide Discharge Coordination Policy. Presently, ESG homeless prevention funds are not identified specifically under the Discharge Coordination Policy. However, agencies that receive ESG homeless prevention funding may participate in the policy.

The following are the policies which govern the discharge of persons from various institutions located within Palm Beach County:

Foster Care

In FY 2007-08, the county established and implemented formal protocol for the discharge of youth aging out of foster care. In collaboration with The Department of Children and Families (DCF), the County has partnered with several agencies to prevent homelessness for this specific group, namely, Turtle Nest Village, Crossroads Transitional Living Program, Kids –At-Home, and Vita Nova of Renaissance Village. These agencies seek to facilitate a smooth transition from the foster care system to self-sufficiency.

Mental Health

Jerome Golden Center for Behavioral Health, psychiatric hospital serves individuals discharged from Mental Health facilities through a Supportive Housing Program. This program places these individuals in a community setting and maintains follow-up to ensure their progress in this community reintegration. Palm Beach County in conjunction with Jerome Golden Center for Behavioral Health and the South County Mental Health Center ensure that appropriate discharge

protocol is followed for exit from mental health facilities. Discharge protocol refers to assessments of the patients by one of the Homeless Outreach teams and their appropriate placement in either a shelter or an Assisted Living Facility (ALF).

Corrections

The Palm Beach County Sheriff's Office in coordination with the County's Division of Human Services and the Veterans Administration Medical Center (VAMC) has developed a discharge process that allows persons who were homeless prior to being incarcerated to voluntarily participate in the Continuum's Homeless Service Programs. Prior to being released, staff of the Outreach Program meets with the inmate while in jail to complete an assessment and arrange for Emergency shelter upon release from the correction facility. Additionally, the Criminal Justice Commission has developed a Re-Entry Initiative to serve a specific target population to include residential placement and job assistance.

Health Care

Palm Beach County's Division of Human Services has an Assisted Living Facility (ALF) Program specifically for the disabled homeless. In this program, the hospital social workers contact the Division upon identifying a homeless person who has no benefits or means to secure permanent housing. The ALF case managers determine eligibility and secure housing until appropriate benefits are identified and secured. Additionally, upon discharge, the Palm Beach County Health Care Taxing District provides immediate ninety (90) day health insurance to homeless individuals referred by the Homeless Outreach Team (HOT) of Palm Beach County.

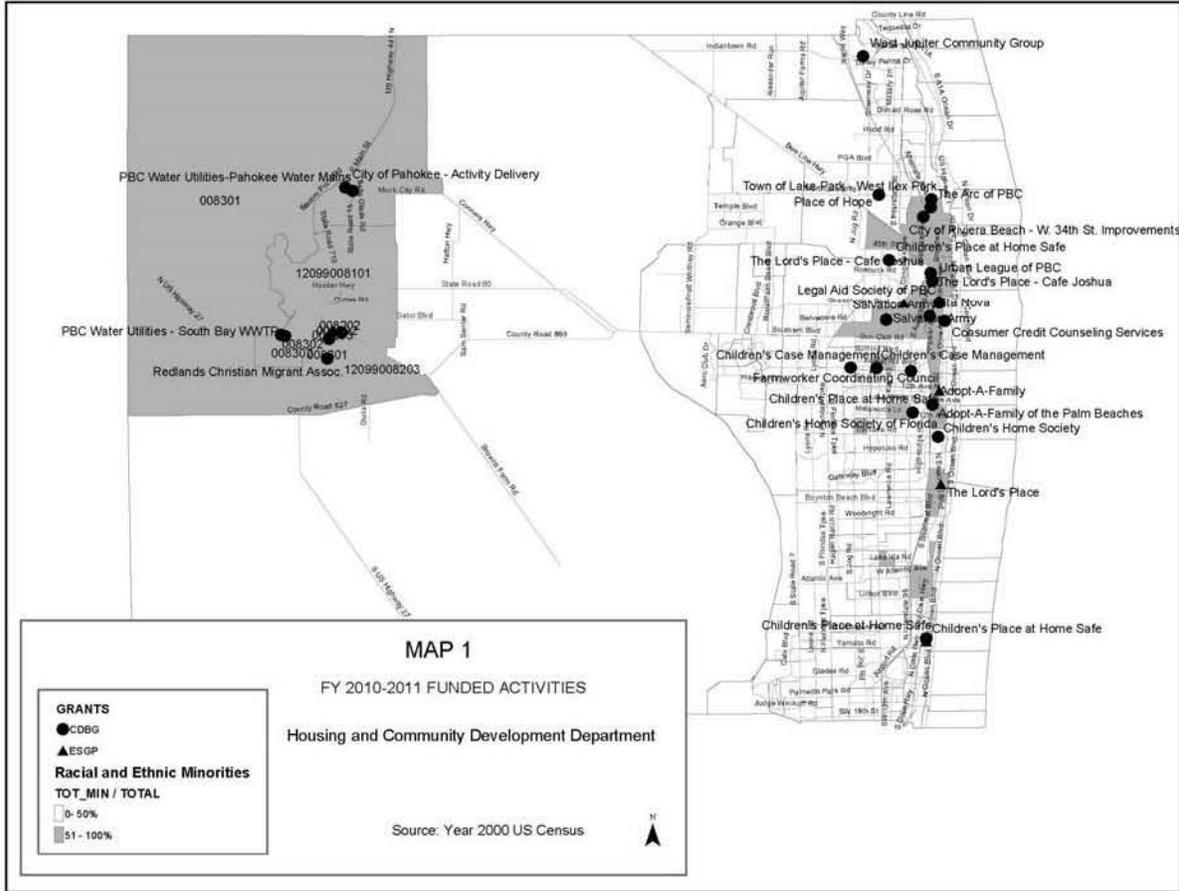
Youth Facilities

The State of Florida Adopted the Road to Independence Act in 2002. This Act was developed to serve all youth who after reaching the age of 18 years of age could no longer be classified as foster care or extended foster care. The Act provides options for these youth to remain in foster care while they attend school, engage in activities that will lead to self-sufficiency, or who left foster care and now are experiencing financial hardships. Many children's shelters located within Palm Beach County are exploring programs that would target these individuals who have "aged out" of the standard foster care programs. These programs could be eligible to receive ESG funding to assist with the housing needs of these individuals.

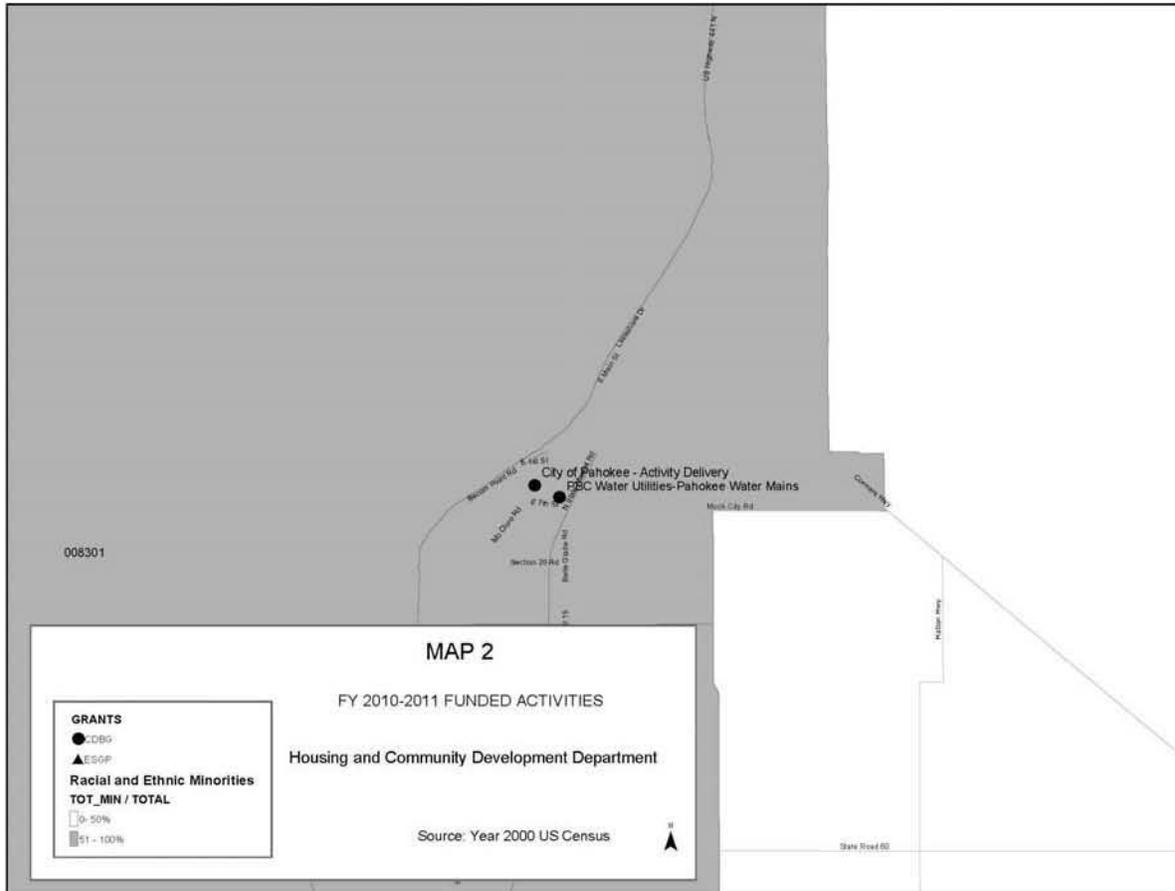
V. OTHER ATTACHMENTS AND NARRATIVES
Appendix 1: Geographical Distribution

Appendix I consists of eight maps that identify the geographic distribution and location of investments (including areas of minority concentration) during FY 2010-11 under the CDBG and ESG Programs; Disaster Recovery Initiative #2 Program; and Housing Authority locations.

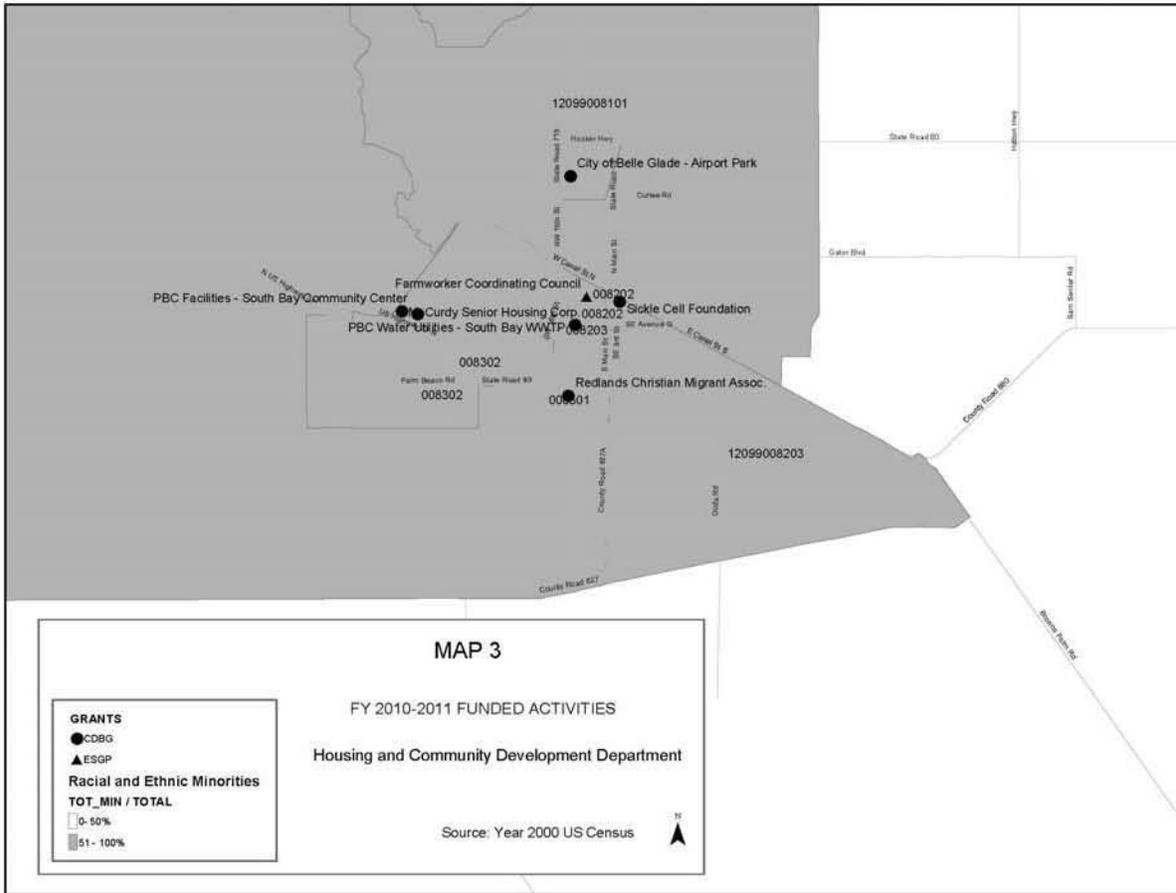
Palm Beach County Map 1



Pahokee, City of Map 2

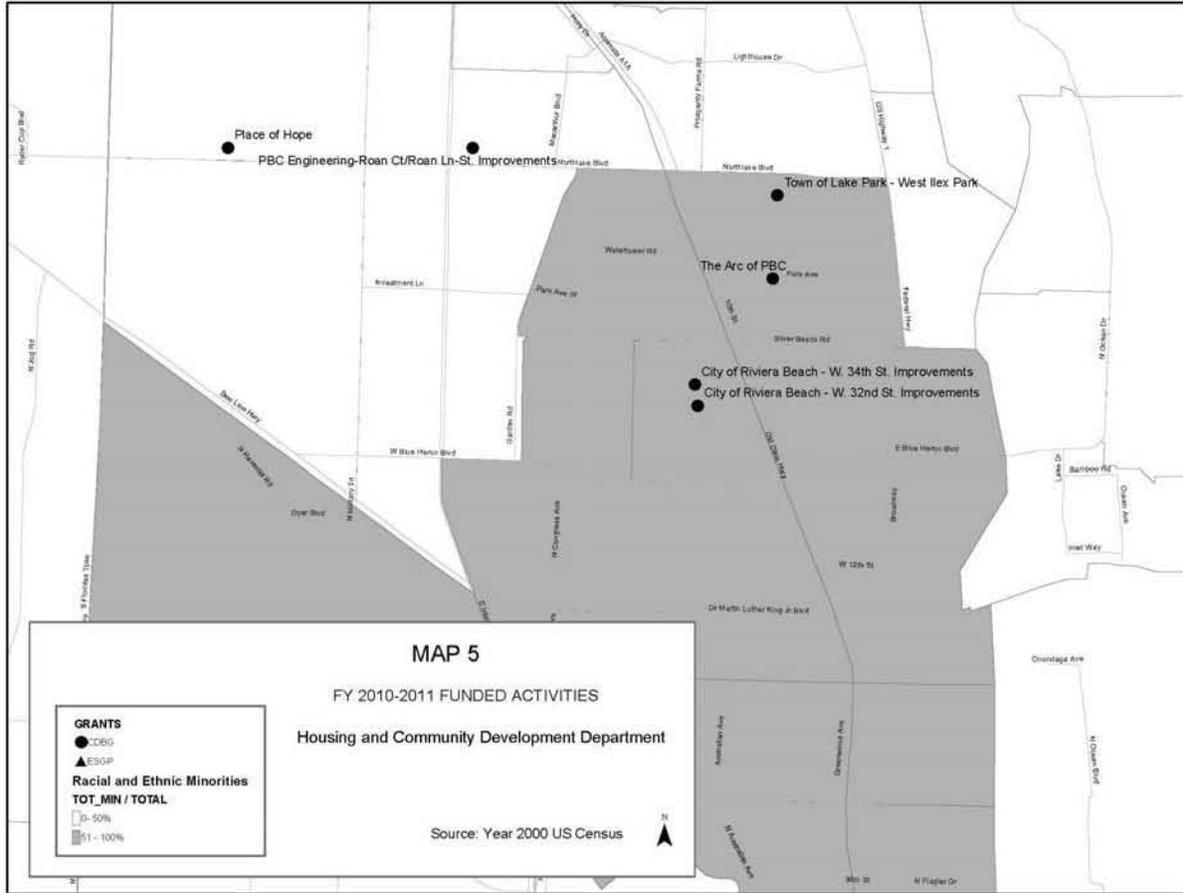


Belle Glade, City of Map 3



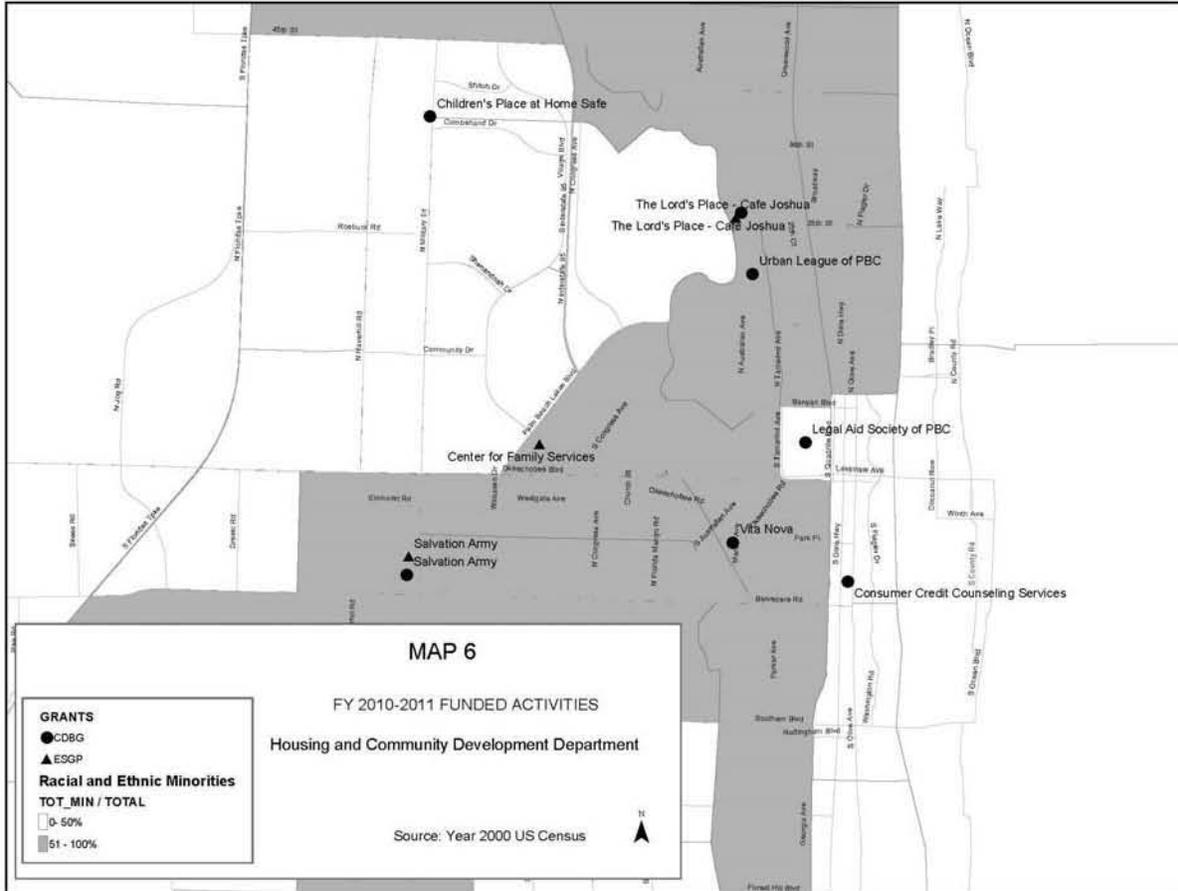
Lake Park, City of

Map 5



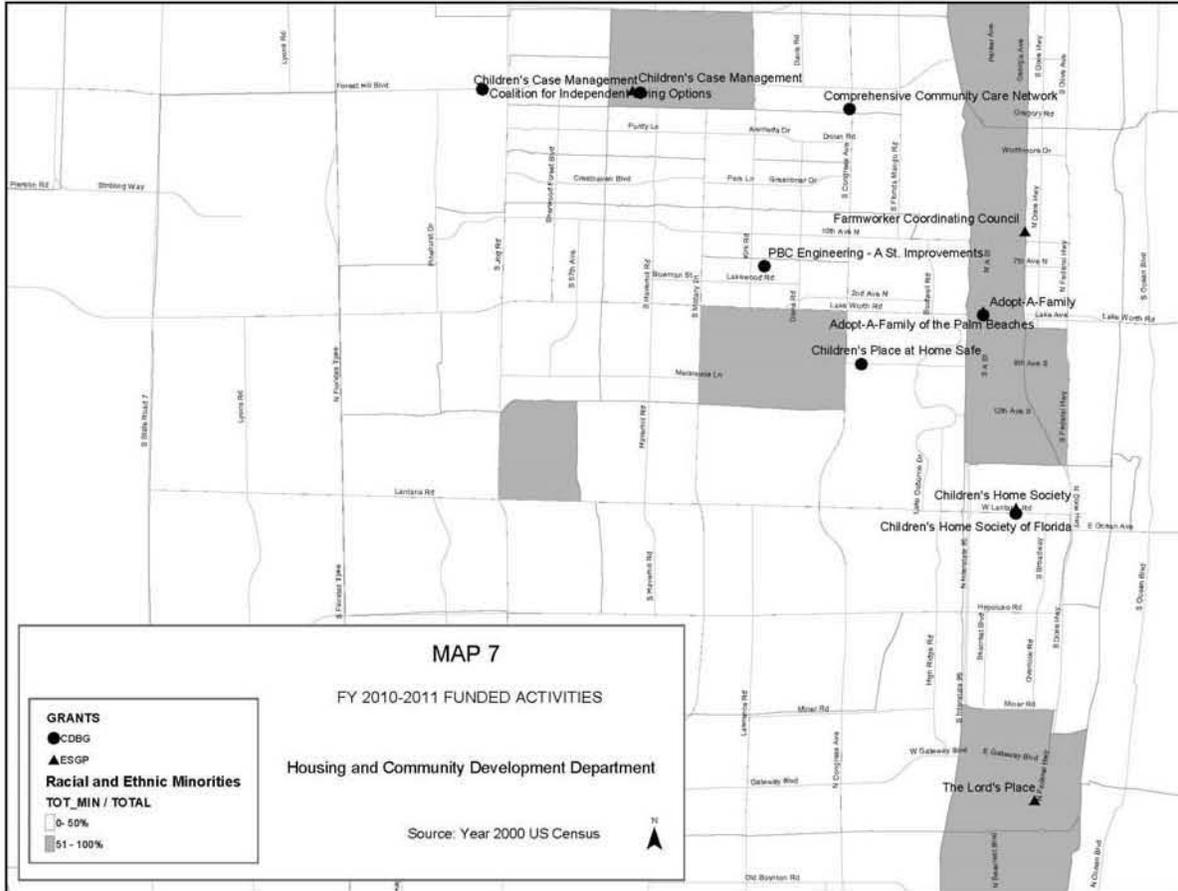
West Palm Beach, City of

Map 6



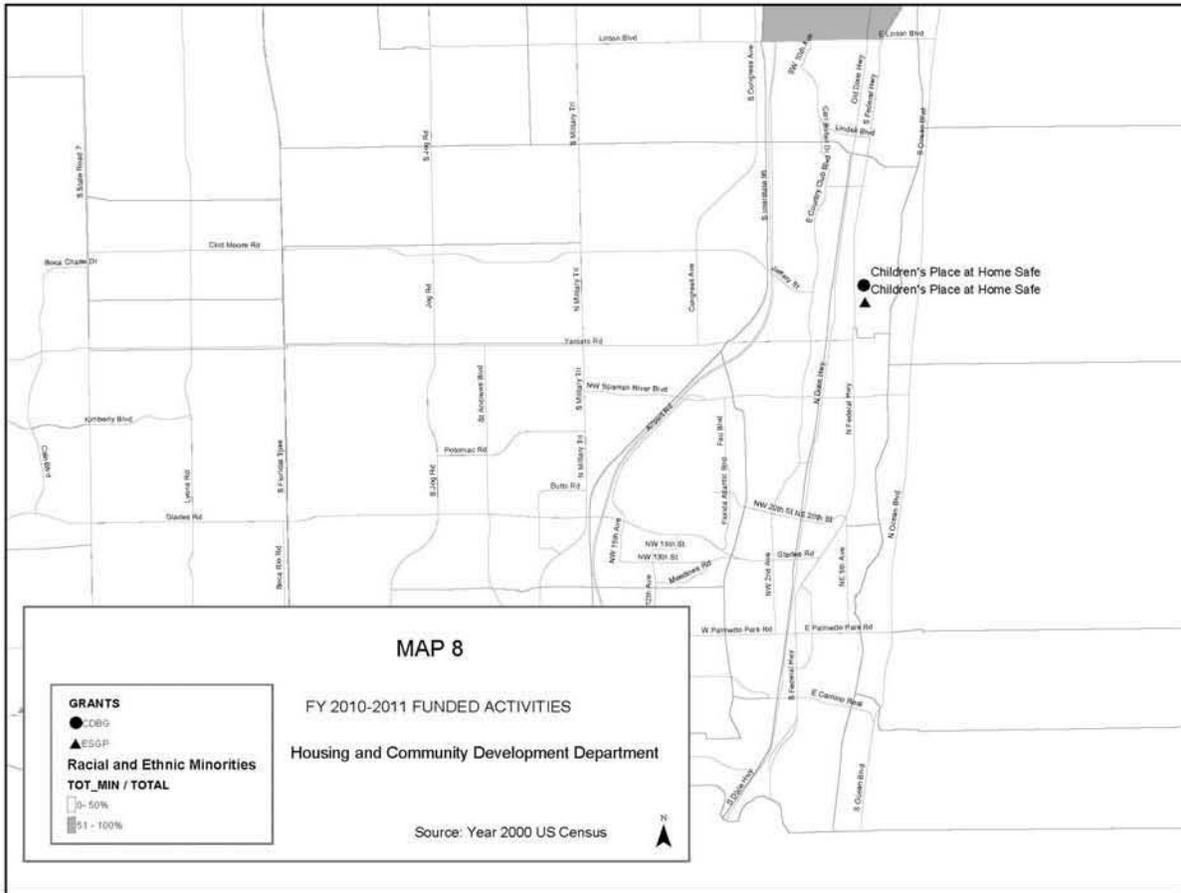
Lake Worth, City of

Map 7



Boca Raton, City of

Map 8



V. OTHER ATTACHMENTS AND NARRATIVES
Appendix 2: Section 3 Summary Reports

Part II: Contracts Awarded

1. Construction Contracts:	
A. Total dollar amount of all contracts awarded on the project	\$ 3,011,792
B. Total dollar amount of contracts awarded to Section 3 businesses	\$ 575,853
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	19 %
D. Total number of Section 3 businesses receiving contracts	32
2. Non-Construction Contracts:	
A. Total dollar amount all non-construction contracts awarded on the project/activity	\$ 38,268
B. Total dollar amount of non-construction contracts awarded to Section 3 businesses	\$
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	%
D. Total number of Section 3 businesses receiving non-construction contracts	

Part III: Summary

Indicate the efforts made to direct the employment and other economic opportunities generated by HUD financial assistance for housing and community development programs, to the greatest extent feasible, toward low-and very low-income persons, particularly those who are recipients of government assistance for housing. (Check all that apply.)

- Attempted to recruit low-income residents through: local advertising media, signs prominently displayed at the project site, contracts with the community organizations and public or private agencies operating within the metropolitan area (or nonmetropolitan county) in which the Section 3 covered program or project is located, or similar methods.
- Participated in a HUD program or other program which promotes the training or employment of Section 3 residents.
- Participated in a HUD program or other program which promotes the award of contracts to business concerns which meet the definition of Section 3 business concerns.
- Coordinated with Youthbuild Programs administered in the metropolitan area in which the Section 3 covered project is located.
- Other; describe below.

Public reporting for this collection of information is estimated to average 2 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB number.

Section 3 of the Housing and Urban Development Act of 1968, as amended, 12 U.S.C. 1701u, mandates that the Department ensures that employment and other economic opportunities generated by its housing and community development assistance programs are directed toward low- and very-low income persons, particularly those who are recipients of government assistance housing. The regulations are found at 24 CFR Part 135. The information will be used by the Department to monitor program recipients' compliance with Section 3, to assess the results of the Department's efforts to meet the statutory objectives of Section 3, to prepare reports to Congress, and by recipients as self-monitoring tool. The data is entered into a database and will be analyzed and distributed. The collection of information involves recipients receiving Federal financial assistance for housing and community development programs covered by Section 3. The information will be collected annually to assist HUD in meeting its reporting requirements under Section 808(e)(6) of the Fair Housing Act and Section 916 of the HCDA of 1992. An assurance of confidentiality is not applicable to this form. The Privacy Act of 1974 and OMB Circular A-108 are not applicable. The reporting requirements do not contain sensitive questions. Data is cumulative; personal identifying information is not included.

Part II: Contracts Awarded

1. Construction Contracts:

A. Total dollar amount of all contracts awarded on the project	\$ 16,860,000
B. Total dollar amount of contracts awarded to Section 3 businesses	\$ 0
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	0 %
D. Total number of Section 3 businesses receiving contracts	0

2. Non-Construction Contracts:

A. Total dollar amount all non-construction contracts awarded on the project/activity	\$ 448,750
B. Total dollar amount of non-construction contracts awarded to Section 3 businesses	\$ 0
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	0 %
D. Total number of Section 3 businesses receiving non-construction contracts	0

Part III: Summary

Indicate the efforts made to direct the employment and other economic opportunities generated by HUD financial assistance for housing and community development programs, to the greatest extent feasible, toward low- and very low-income persons, particularly those who are recipients of government assistance for housing. (Check all that apply.)

- Attempted to recruit low-income residents through: local advertising media, signs prominently displayed at the project site, contracts with the community organizations and public or private agencies operating within the metropolitan area (or nonmetropolitan county) in which the Section 3 covered program or project is located, or similar methods.
- Participated in a HUD program or other program which promotes the training or employment of Section 3 residents.
- Participated in a HUD program or other program which promotes the award of contracts to business concerns which meet the definition of Section 3 business concerns.
- Coordinated with Youthbuild Programs administered in the metropolitan area in which the Section 3 covered project is located.
- Other; describe below.

Public reporting for this collection of information is estimated to average 2 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB number.

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V. OTHER ATTACHMENTS AND NARRATIVES
Appendix 3: Notice to Public of Availability of CAPER

NO. 6420079
PALM BEACH COUNTY
HOUSING AND COMMUNITY
DEVELOPMENT (HCD)
NOTICE TO THE PUBLIC

The draft Palm Beach County Consolidated Annual Performance and Evaluation Report (CAPER) FY 2010-11 is available for public review and comment. This document reviews and reports on progress the County has made in carrying out its Five-Year Consolidated Plan and Annual Consolidated Plan objectives, with respect to the Community Development Block Grant, Emergency Shelter Grant, and HOME Investments Partnership Programs and certain other Federal and State funded programs. Citizens, public agencies and other interested parties are invited to review the draft CAPER online at www.pbcgov.com/hcd or in person at the following location and time:

Palm Beach County Housing and
Community Development (HCD)
100 Australian Avenue, Suite 500
West Palm Beach, FL 33406

Monday - Friday 8:00 a.m. - 5:00 p.m.

HCD accepts written comments regarding the draft CAPER on or before December 25, 2011 at the above address. The final document is available for examination by the public upon request after December 31, 2011. IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT (ADA), THIS AD AND DOCUMENTS REFERENCED WITHIN MAY BE REQUESTED IN ALTERNATE FORMAT. CONTACT HCD AT (561) 233-3616.

PUB: The Palm Beach Post
December 10, 2011

V. OTHER ATTACHMENTS AND NARRATIVES
Appendix 4: IDIS Financial Summary



PART I: SUMMARY OF CDBG RESOURCES

01 UNEXPENDED CDBG FUNDS AT END OF PREVIOUS PROGRAM YEAR	7,724,283.00
02 ENTITLEMENT GRANT	7,351,246.00
03 SURPLUS URBAN RENEWAL	0.00
04 SECTION 108 GUARANTEED LOAN FUNDS	0.00
05 CURRENT YEAR PROGRAM INCOME	19,290.97
06 RETURNS	0.00
07 ADJUSTMENT TO COMPUTE TOTAL AVAILABLE	0.00
08 TOTAL AVAILABLE (SUM, LINES 01-07)	15,094,819.97

PART II: SUMMARY OF CDBG EXPENDITURES

09 DISBURSEMENTS OTHER THAN SECTION 108 REPAYMENTS AND PLANNING/ADMINISTRATION	4,351,680.83
10 ADJUSTMENT TO COMPUTE TOTAL AMOUNT SUBJECT TO LOW/MOD BENEFIT	0.00
11 AMOUNT SUBJECT TO LOW/MOD BENEFIT (LINE 09 + LINE 10)	4,351,680.83
12 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	914,463.67
13 DISBURSED IN IDIS FOR SECTION 108 REPAYMENTS	0.00
14 ADJUSTMENT TO COMPUTE TOTAL EXPENDITURES	0.00
15 TOTAL EXPENDITURES (SUM, LINES 11-14)	5,266,144.50
16 UNEXPENDED BALANCE (LINE 08 - LINE 15)	9,828,675.47

PART III: LOWMOD BENEFIT THIS REPORTING PERIOD

17 EXPENDED FOR LOW/MOD HOUSING IN SPECIAL AREAS	0.00
18 EXPENDED FOR LOW/MOD MULTI-UNIT HOUSING	0.00
19 DISBURSED FOR OTHER LOW/MOD ACTIVITIES	4,288,821.83
20 ADJUSTMENT TO COMPUTE TOTAL LOW/MOD CREDIT	0.00
21 TOTAL LOW/MOD CREDIT (SUM, LINES 17-20)	4,288,821.83
22 PERCENT LOW/MOD CREDIT (LINE 21/LINE 11)	98.56%

LOW/MOD BENEFIT FOR MULTI-YEAR CERTIFICATIONS

23 PROGRAM YEARS(PY) COVERED IN CERTIFICATION	PY: 2008 PY: 2009 P'
24 CUMULATIVE NET EXPENDITURES SUBJECT TO LOW/MOD BENEFIT CALCULATION	18,454,440.49
25 CUMULATIVE EXPENDITURES BENEFITTING LOW/MOD PERSONS	17,838,229.59
26 PERCENT BENEFIT TO LOW/MOD PERSONS (LINE 25/LINE 24)	96.66%

PART IV: PUBLIC SERVICE (PS) CAP CALCULATIONS

27 DISBURSED IN IDIS FOR PUBLIC SERVICES	723,953.18
28 PS UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	0.00
29 PS UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	0.00
30 ADJUSTMENT TO COMPUTE TOTAL PS OBLIGATIONS	0.00
31 TOTAL PS OBLIGATIONS (LINE 27 + LINE 28 - LINE 29 + LINE 30)	723,953.18
32 ENTITLEMENT GRANT	7,351,246.00
33 PRIOR YEAR PROGRAM INCOME	325,876.09
34 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PS CAP	0.00
35 TOTAL SUBJECT TO PS CAP (SUM, LINES 32-34)	7,677,122.09
36 PERCENT FUNDS OBLIGATED FOR PS ACTIVITIES (LINE 31/LINE 35)	9.43%

PART V: PLANNING AND ADMINISTRATION (PA) CAP

37 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	914,463.67
38 PA UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	0.00
39 PA UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	0.00
40 ADJUSTMENT TO COMPUTE TOTAL PA OBLIGATIONS	0.00
41 TOTAL PA OBLIGATIONS (LINE 37 + LINE 38 - LINE 39 +LINE 40)	914,463.67
42 ENTITLEMENT GRANT	7,351,246.00
43 CURRENT YEAR PROGRAM INCOME	19,290.97
44 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PA CAP	0.00
45 TOTAL SUBJECT TO PA CAP (SUM, LINES 42-44)	7,370,536.97
46 PERCENT FUNDS OBLIGATED FOR PA ACTIVITIES (LINE 41/LINE 45)	12.41%



LINE 17 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 17

Report returned no data.

LINE 18 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 18

Report returned no data.

LINE 19 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 19

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2002	71	2260	5243348	ENVIROMENTAL REVIEWS	03	LMA	\$11,455.00
2003	2	1622	5181808	COUNTYWIDE HOUSING REHABILITATION	14A	LMH	\$896.60
2003	2	1622	5243348	COUNTYWIDE HOUSING REHABILITATION	14A	LMH	\$1,491.90
2003	73	1997	5243348	SECTION 108 LOAN	18A	LMJ	\$306.00
2004	56	1828	5243348	COUNTYWIDE HOUSING REHABILITATION	14A	LMH	\$234.40
2005	28	1963	5232649	LAKE WORTH: HOWARD PARK RESTROOMS	03F	LMA	\$11,980.60
2005	38	1973	5232649	SOUTH BAY, CITY OF: 9TH AVENUE	03K	LMA	\$12,871.16
2005	62	2013	5181516	COUNTYWIDE REHABILITATION PROGRAM	14A	LMH	\$43.32
2005	62	2013	5243348	COUNTYWIDE REHABILITATION PROGRAM	14A	LMH	\$989.26
2005	62	2013	5287975	COUNTYWIDE REHABILITATION PROGRAM	14A	LMH	\$750.00
2006	26	2259	5287975	REHABILITATION	14A	LMH	\$325.60
2006	38	2137	5181516	OAKWOOD CENTER--HVAC	03B	LMC	\$51,561.00
2006	38	2137	5257939	OAKWOOD CENTER--HVAC	03B	LMC	\$13,447.90
2006	57	2156	5181516	WESTGATE CRA--PHASE IV	03K	LMA	\$34,483.85
2006	57	2156	5243348	WESTGATE CRA--PHASE IV	03K	LMA	\$4,918.35
2006	57	2156	5287975	WESTGATE CRA--PHASE IV	03K	LMA	\$15,442.22
2006	60	2288	5181516	COMPREHENSIVE COMMUNITY CARING NETWORK	03	LMC	\$38.20
2006	60	2288	5287975	COMPREHENSIVE COMMUNITY CARING NETWORK	03	LMC	\$66,493.85
2007	31	2231	5232649	LAKE WORTH, CITY OF: LATONA AVE	03K	LMA	\$2,612.00
2007	55	2255	5243348	WESTGATE/BELVEDERE HOMES CRA	03J	LMA	\$701.33
2007	60	2284	5181516	CITY OF BELLE GLADE-SW14TH STREET	03K	LMA	\$12,770.06
2007	70	2320	5232649	PAHOKEE, CITY OF: WUD WATER MAINS	03J	LMA	\$193,695.32
2007	70	2320	5243348	PAHOKEE, CITY OF: WUD WATER MAINS	03J	LMA	\$200,264.21
2007	70	2320	5257939	PAHOKEE, CITY OF: WUD WATER MAINS	03J	LMA	\$200.00
2007	72	2577	5181516	PBC Parks--South Bay Community Center	03	LMA	\$78,791.51
2008	4	2380	5181516	CITY OF BELLE GLADE--AIRPORT PARK	03F	LMA	\$43,123.98
2008	12	2712	5232649	EDO-Economic Development Services	18A	LMJ	\$39,386.51
2008	12	2712	5243348	EDO-Economic Development Services	18A	LMJ	\$24,120.00
2008	12	2712	5257939	EDO-Economic Development Services	18A	LMJ	\$33,120.00
2008	19	2541	5243348	Thomas Hankerson	14A	LMH	\$5,838.13
2008	19	2541	5244384	Thomas Hankerson	14A	LMH	\$1,511.87
2008	19	2569	5181561	Valerie Barone	14A	LMH	\$1,194.60
2008	19	2570	5181561	Hosea & Elaine Pierce	14A	LMH	\$1,208.00
2008	19	2612	5244384	Rehab - Barbara Higgins	14A	LMH	\$3,510.00
2008	19	2613	5243348	Rehab - Glenwood Johnson	14A	LMH	\$11,334.00
2008	19	2613	5244384	Rehab - Glenwood Johnson	14A	LMH	\$2,432.00
2008	19	2613	5287975	Rehab - Glenwood Johnson	14A	LMH	\$1,696.00
2008	19	2614	5181801	Rehab - Sonia Rodriguez	14A	LMH	\$7,829.00
2008	19	2614	5183780	Rehab - Sonia Rodriguez	14A	LMH	\$7,838.00
2008	19	2614	5244384	Rehab - Sonia Rodriguez	14A	LMH	\$712.00
2008	19	2615	5244384	Johnson O'Neal	14A	LMH	\$14,496.92
2008	19	2615	5287979	Johnson O'Neal	14A	LMH	\$7,505.00
2008	19	2616	5244384	Rehab - Arrilla Frazier	14A	LMH	\$16,677.00
2008	35	2387	5181801	PBC ENGINEERING--ROAN COURT	03K	LMA	\$81,420.29
2008	35	2387	5243348	PBC ENGINEERING--ROAN COURT	03K	LMA	\$163,817.19
2008	35	2387	5287975	PBC ENGINEERING--ROAN COURT	03K	LMA	\$54,762.52
2008	36	2388	5243348	PBC PARKS--WESTGATE SPLASH PARK	03F	LMA	\$27,464.81



Office of Community Planning and Development
 U.S. Department of Housing and Urban Development
 Integrated Disbursement and Information System
 PR26 - CDBG Financial Summary Report
 Program Year 2010
 PALM BEACH COUNTY , FL

DATE: 12-15-11
 TIME: 11:51
 PAGE: 3

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2008	39	2365	5181516	PROJECT IMPLEMENTATION	14H	LMH	\$228.36
2008	54	2403	5181516	WUD-CANAL POINT WATER MAIN EXTENSION	03J	LMA	\$1,000.00
2008	54	2403	5243348	WUD-CANAL POINT WATER MAIN EXTENSION	03J	LMA	\$800.00
2008	54	2403	5287975	WUD-CANAL POINT WATER MAIN EXTENSION	03J	LMA	\$20,289.92
2008	56	2405	5181808	WUD-CITY OF SOUTH BAY WWTP	03J	LMA	\$306,260.91
2008	56	2405	5243348	WUD-CITY OF SOUTH BAY WWTP	03J	LMA	\$31,339.45
2008	59	2408	5232649	TOWN OF LAKE PARK--6TH STREET BALLFIELDS	03F	LMA	\$6,901.40
2008	60	2431	5181808	PBC FACILITIES HOMELESS RESOURCE CENTER	01	LMC	\$173,715.84
2009	5	2564	5244384	Business & Economic Development Revitalization Corp (CDBG)	18B	LMJ	\$811.29
2009	5	2565	5181561	Business Loan Fund of the Palm Beaches	18A	LMJ	\$34,255.01
2009	5	2565	5244384	Business Loan Fund of the Palm Beaches	18A	LMJ	\$8,000.00
2009	5	2566	5181561	Enterprise Development Corporation of South Florida (CDBG)	18B	LMJ	\$13,200.00
2009	5	2567	5181561	Enterprise Development for Glades Entrepreneurs Center, Inc (CDBG)	18B	LMJ	\$3,482.54
2009	5	2568	5181561	Center for Technology Enterprise and Development (CDBG)	18B	LMJ	\$13,200.00
2009	5	2568	5244384	Center for Technology Enterprise and Development (CDBG)	18B	LMJ	\$63,360.00
2009	5	2568	5257939	Center for Technology Enterprise and Development (CDBG)	18B	LMJ	\$15,840.00
2009	6	2499	5181561	Adopt-A-Family: Project SAFE	05	LMC	\$9,421.46
2009	8	2501	5181516	Aid to Victims of Domestic Abuse (CDBG & ESG)	05	LMC	\$6,151.95
2009	8	2501	5232709	Aid to Victims of Domestic Abuse (CDBG & ESG)	05	LMC	\$2,395.68
2009	9	2502	5181561	The Arc: Community Living Program	05B	LMC	\$5,310.63
2009	9	2502	5233233	The Arc: Community Living Program	05B	LMC	\$10,845.54
2009	11	2504	5181561	Children's Case Management/Families First (CDBG)	05	LMC	\$104.00
2009	16	2509	5181516	Coalition for Independent Living Options (CDBG)	05B	LMC	\$4,074.38
2009	16	2509	5232709	Coalition for Independent Living Options (CDBG)	05B	LMC	\$8,404.63
2009	17	2510	5232709	Community Caring Center of Boynton Beach	05	LMC	\$3,390.00
2009	21	2517	5181516	HCD Rehabilitation Program	14A	LMH	\$1,192.17
2009	21	2517	5244384	HCD Rehabilitation Program	14A	LMH	\$3,563.60
2009	21	2517	5287975	HCD Rehabilitation Program	14A	LMH	\$158.98
2009	21	2609	5181801	Rehab - Harriet Felder	14A	LMH	\$12,686.00
2009	21	2622	5181808	Torkom Prince and Betty Prince	14A	LMH	\$6,345.00
2009	21	2622	5183780	Torkom Prince and Betty Prince	14A	LMH	\$1,275.00
2009	21	2622	5243348	Torkom Prince and Betty Prince	14A	LMH	\$22,270.00
2009	21	2622	5257939	Torkom Prince and Betty Prince	14A	LMH	\$1,098.00
2009	21	2623	5181516	Walter and Yolanda Blocker	14A	LMH	\$10,400.00
2009	21	2623	5243348	Walter and Yolanda Blocker	14A	LMH	\$17,525.00
2009	21	2623	5257939	Walter and Yolanda Blocker	14A	LMH	\$4,775.00
2009	21	2623	5287979	Walter and Yolanda Blocker	14A	LMH	\$1,200.00
2009	21	2624	5181801	Louise Henfield	14A	LMH	\$8,045.00
2009	21	2624	5244567	Louise Henfield	14A	LMH	\$12,436.00
2009	21	2625	5181561	Joni Follins	14A	LMH	\$10,203.00
2009	21	2625	5244567	Joni Follins	14A	LMH	\$7,022.00
2009	21	2625	5245828	Joni Follins	14A	LMH	\$717.00
2009	21	2626	5182818	Mary Jackson	14A	LMH	\$8,000.00
2009	21	2627	5181561	Maureen Reid	14A	LMH	\$7,950.00
2009	21	2627	5244384	Maureen Reid	14A	LMH	\$20,250.00
2009	21	2628	5181561	Nancy Young	14A	LMH	\$7,810.00
2009	21	2628	5244384	Nancy Young	14A	LMH	\$13,217.00
2009	21	2628	5245828	Nancy Young	14A	LMH	\$987.00
2009	21	2630	5181561	Shavon Rahming	14A	LMH	\$11,587.00
2009	21	2630	5287975	Shavon Rahming	14A	LMH	\$13,831.92
2009	21	2631	5181561	Cara Lemonious and Edna Hixson	14A	LMH	\$16,442.00
2009	21	2631	5244567	Cara Lemonious and Edna Hixson	14A	LMH	\$17,989.00



Office of Community Planning and Development
 U.S. Department of Housing and Urban Development
 Integrated Disbursement and Information System
 PR26 - CDBG Financial Summary Report
 Program Year 2010
 PALM BEACH COUNTY , FL

DATE: 12-15-11
 TIME: 11:51
 PAGE: 4

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2009	21	2632	5181561	Beatrice Wisher	14A	LMH	\$768.00
2009	21	2632	5244567	Beatrice Wisher	14A	LMH	\$9,857.00
2009	21	2715	5244384	Angela Burns	14A	LMH	\$22,579.00
2009	21	2715	5287975	Angela Burns	14A	LMH	\$2,105.00
2009	21	2716	5244384	Annette Kendrick	14A	LMH	\$11,625.00
2009	21	2717	5244384	Juila Gibbons	14A	LMH	\$8,368.00
2009	21	2717	5257939	Juila Gibbons	14A	LMH	\$3,375.00
2009	21	2718	5244384	Mittie Mullins	14A	LMH	\$31,325.00
2009	21	2718	5287975	Mittie Mullins	14A	LMH	\$3,250.00
2009	21	2733	5257939	Rehab - Mary Jackson	14A	LMH	\$6,200.00
2009	21	2733	5287975	Rehab - Mary Jackson	14A	LMH	\$12,985.00
2009	22	2519	5181561	Faith, Hope, Love, Charity (CDBG)	03T	LMC	\$3,180.00
2009	22	2519	5232709	Faith, Hope, Love, Charity (CDBG)	03T	LMC	\$24.00
2009	24	2521	5181516	Florida Resource Center for Women and Children (CDBG)	05G	LMC	\$7,294.54
2009	24	2521	5232709	Florida Resource Center for Women and Children (CDBG)	05G	LMC	\$3,967.48
2009	26	2524	5181561	Greenacres, City of (CDBG)	03K	LMA	\$9,857.40
2009	27	2525	5181561	Healthy Mothers/Healthy Babies (CDBG)	05M	LMC	\$5,331.20
2009	32	2531	5181561	Jupiter, Town of--Housing Counseling (CDBG)	05U	LMC	\$11,983.01
2009	32	2531	5232709	Jupiter, Town of--Housing Counseling (CDBG)	05U	LMC	\$7,941.68
2009	34	2533	5244384	Lake Park, Town of (CDBG)	03F	LMA	\$59,762.05
2009	34	2533	5287975	Lake Park, Town of (CDBG)	03F	LMA	\$13,291.95
2009	36	2535	5181516	Legal Aid Society--Fair Housing (CDBG)	05J	LMC	\$9,918.00
2009	36	2535	5232709	Legal Aid Society--Fair Housing (CDBG)	05J	LMC	\$8,732.00
2009	37	2536	5181561	The Lord's Place--Cafe Joshua (CDBG)	03T	LMC	\$3,712.50
2009	37	2536	5244384	The Lord's Place--Cafe Joshua (CDBG)	03T	LMC	\$1,575.00
2009	42	2543	5181561	Pahokee, City of--Old High School Gym (CDBG)	03F	LMA	\$2,310.00
2009	44	2559	5181561	Pahokee, City of--Activity Delivery (CDBG)	14H	LMH	\$11,728.00
2009	44	2559	5232709	Pahokee, City of--Activity Delivery (CDBG)	14H	LMH	\$8,796.00
2009	45	2545	5244384	PBC Engineering--A Street (CDBG)	03K	LMA	\$107,996.76
2009	45	2545	5287975	PBC Engineering--A Street (CDBG)	03K	LMA	\$6,682.36
2009	46	2546	5181561	Place of Hope--Case Management (CDBG)	05N	LMC	\$3,644.29
2009	46	2546	5232709	Place of Hope--Case Management (CDBG)	05N	LMC	\$3,033.89
2009	48	2561	5181808	HCD Project Implementation (CDBG)	14H	LMH	\$56,775.30
2009	49	2549	5181561	Redlands Christian Migrant Association (CDBG)	05L	LMC	\$4,397.34
2009	49	2549	5232709	Redlands Christian Migrant Association (CDBG)	05L	LMC	\$4,098.54
2009	51	2551	5181516	The Salvation Army, Case Management (CDBG)	03T	LMC	\$2,752.75
2009	51	2551	5232709	The Salvation Army, Case Management (CDBG)	03T	LMC	\$1,267.50
2009	52	2553	5181561	Seagull Industries for the Disabled (CDBG)	05B	LMC	\$8,706.66
2009	52	2553	5232709	Seagull Industries for the Disabled (CDBG)	05B	LMC	\$563.36
2009	53	2554	5181516	Sickle Cell Foundation (CDBG)	05M	LMC	\$3,666.60
2009	53	2554	5232709	Sickle Cell Foundation (CDBG)	05M	LMC	\$2,199.96
2009	55	2555	5181561	West Jupiter Community Group (CDBG)	05D	LMC	\$5,733.00
2009	55	2555	5232709	West Jupiter Community Group (CDBG)	05D	LMC	\$2,279.25
2009	57	2557	5287975	Westgate/Belvedere Homes CRA--Sewer (CDBG)	03J	LMA	\$3,190.00
2009	71	2713	5243348	Town Of Jupiter--Daily Park	03F	LMA	\$58,737.90
2009	71	2713	5244384	Town Of Jupiter--Daily Park	03F	LMA	\$1,110.44
2010	1	2656	5287975	Adopt-A-Family	03T	LMC	\$15,364.00
2010	3	2658	5245734	Aid to Victims of Domestic Abuse	03T	LMC	\$14,247.12
2010	3	2658	5257939	Aid to Victims of Domestic Abuse	03T	LMC	\$3,514.80
2010	3	2658	5287975	Aid to Victims of Domestic Abuse	03T	LMC	\$3,660.96
2010	5	2660	5245734	The Arc of PBC	05B	LMC	\$13,422.80
2010	5	2660	5257939	The Arc of PBC	05B	LMC	\$4,121.60
2010	5	2660	5287975	The Arc of PBC	05B	LMC	\$9,857.80
2010	8	2664	5245734	Children's Case Management Organization	05D	LMC	\$15,942.99
2010	8	2664	5287975	Children's Case Management Organization	05D	LMC	\$2,057.01
2010	10	2666	5245734	Children's Home Society	03T	LMC	\$24,206.72
2010	10	2666	5257939	Children's Home Society	03T	LMC	\$453.44



Office of Community Planning and Development
 U.S. Department of Housing and Urban Development
 Integrated Disbursement and Information System
 PR26 - CDBG Financial Summary Report
 Program Year 2010
 PALM BEACH COUNTY , FL

DATE: 12-15-11
 TIME: 11:51
 PAGE: 5

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2010	10	2666	5287975	Children's Home Society	03T	LMC	\$12,138.24
2010	12	2669	5245734	The Children's Place at Home Safe	03T	LMC	\$26,920.08
2010	12	2669	5257939	The Children's Place at Home Safe	03T	LMC	\$5,991.92
2010	12	2669	5287975	The Children's Place at Home Safe	03T	LMC	\$6,795.36
2010	14	2672	5287975	Coalition for Independent Living Options	05B	LMC	\$18,147.05
2010	15	2673	5245734	Consumer Credit Counseling Services	05K	LMC	\$6,250.80
2010	15	2673	5257939	Consumer Credit Counseling Services	05K	LMC	\$4,167.20
2010	15	2673	5287975	Consumer Credit Counseling Services	05K	LMC	\$2,083.60
2010	17	2674	5245734	Economic Development Set-Aside	18A	LMJ	\$25,000.00
2010	17	2674	5257939	Economic Development Set-Aside	18A	LMJ	\$12,000.00
2010	17	2674	5288039	Economic Development Set-Aside	18A	LMJ	\$66,240.07
2010	22	2681	5245734	Town of Lake Park	03F	LMA	\$444.63
2010	23	2682	5257939	Lake Worth - Wimbley Gymnasium	03E	LMA	\$472.84
2010	25	2684	5245734	Legal Aid Society	05J	LMC	\$74,754.24
2010	25	2684	5257939	Legal Aid Society	05J	LMC	\$21,803.32
2010	25	2684	5287975	Legal Aid Society	05J	LMC	\$37,377.12
2010	26	2685	5245734	Lord's Place - Job Ready Program	05H	LMC	\$26,481.60
2010	26	2685	5257939	Lord's Place - Job Ready Program	05H	LMC	\$4,413.60
2010	26	2685	5287975	Lord's Place - Job Ready Program	05H	LMC	\$23,833.44
2010	29	2688	5245734	McCurdy Senior Housing Corporation	05A	LMC	\$14,687.72
2010	29	2688	5257939	McCurdy Senior Housing Corporation	05A	LMC	\$11,670.60
2010	29	2688	5287975	McCurdy Senior Housing Corporation	05A	LMC	\$6,775.32
2010	30	2689	5245734	City of Pahokee - Activity Delivery	14H	LMH	\$1,418.00
2010	30	2689	5287975	City of Pahokee - Activity Delivery	14H	LMH	\$25,519.00
2010	31	2690	5245734	PBC Engineering Services - Ohio Road	03K	LMA	\$6,025.00
2010	31	2690	5287975	PBC Engineering Services - Ohio Road	03K	LMA	\$9,279.05
2010	34	2693	5245734	HCD Countywide Rehabilitation Program	14A	LMH	\$181.51
2010	34	2693	5257939	HCD Countywide Rehabilitation Program	14A	LMH	\$154.80
2010	34	2693	5287975	HCD Countywide Rehabilitation Program	14A	LMH	\$1,397.01
2010	34	2719	5245734	Alice Arida	14A	LMH	\$22,610.00
2010	34	2719	5287975	Alice Arida	14A	LMH	\$7,290.09
2010	34	2722	5245734	Ana Perez	14A	LMH	\$13,927.00
2010	34	2722	5257939	Ana Perez	14A	LMH	\$16,828.00
2010	34	2722	5287975	Ana Perez	14A	LMH	\$1,260.50
2010	34	2732	5257939	Rehab - Miguel Rosado	14A	LMH	\$12,000.00
2010	34	2753	5287975	Carlos Flores	14A	LMH	\$21,718.00
2010	34	2754	5287975	Preston & Juanita Boyce	14A	LMH	\$10,336.00
2010	34	2755	5287975	Donna & Victor Higgins	14A	LMH	\$24,250.00
2010	37	2696	5245734	HCD Project Implementation	14H	LMH	\$236,853.64
2010	37	2696	5257939	HCD Project Implementation	14H	LMH	\$44,914.01
2010	37	2696	5287975	HCD Project Implementation	14H	LMH	\$40,111.36
2010	39	2697	5245734	PBC WUD - Pahokee Wastewater Treatment Plant	03J	LMA	\$16,698.00
2010	39	2697	5257939	PBC WUD - Pahokee Wastewater Treatment Plant	03J	LMA	\$17,780.13
2010	39	2697	5287975	PBC WUD - Pahokee Wastewater Treatment Plant	03J	LMA	\$56,385.97
2010	40	2698	5245734	Place of Hope	05N	LMC	\$11,057.70
2010	40	2698	5257939	Place of Hope	05N	LMC	\$3,190.00
2010	40	2698	5287975	Place of Hope	05N	LMC	\$7,789.40
2010	41	2699	5245734	Redlands Christian Migrant Association	05L	LMC	\$6,906.90
2010	41	2699	5257939	Redlands Christian Migrant Association	05L	LMC	\$1,915.44
2010	41	2699	5287975	Redlands Christian Migrant Association	05L	LMC	\$4,039.26
2010	42	2701	5245734	The Salvation Army	03T	LMC	\$6,433.56
2010	42	2701	5287975	The Salvation Army	03T	LMC	\$2,559.44
2010	44	2703	5245734	Seagull Industries for the Disabled	05B	LMC	\$13,665.27
2010	44	2703	5257939	Seagull Industries for the Disabled	05B	LMC	\$4,846.03
2010	44	2703	5287975	Seagull Industries for the Disabled	05B	LMC	\$8,095.91
2010	45	2704	5245734	Sickle Cell Foundation	05M	LMC	\$9,006.30
2010	45	2704	5257939	Sickle Cell Foundation	05M	LMC	\$6,919.50



Office of Community Planning and Development
 U.S. Department of Housing and Urban Development
 Integrated Disbursement and Information System
 PR26 - CDBG Financial Summary Report
 Program Year 2010
 PALM BEACH COUNTY , FL

DATE: 12-15-11
 TIME: 11:51
 PAGE: 6

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2010	45	2704	5287975	Sickle Cell Foundation	05M	LMC	\$7,578.60
2010	48	2707	5257939	Urban League of PBC	05U	LMC	\$14,400.00
2010	48	2707	5287975	Urban League of PBC	05U	LMC	\$19,680.00
2010	50	2709	5245734	West Jupiter Community Group	05D	LMC	\$13,728.00
2010	50	2709	5287975	West Jupiter Community Group	05D	LMC	\$14,900.60
2010	52	2700	5232709	City of Riviera Beach - W 35th Street Reconstruction	03K	LMA	\$117,329.63
2010	52	2700	5244384	City of Riviera Beach - W 35th Street Reconstruction	03K	LMA	\$104,347.40
Total							\$4,288,821.83

V. OTHER ATTACHMENTS AND NARRATIVES
Appendix 5: Cumulative Performance Measurement Matrix

**COMPREHENSIVE PERFORMANCE MEASUREMENT
CUMULATIVE TABLE
ASSESSMENT OF HOUSING AND
COMMUNITY DEVELOPMENT GOALS AND OBJECTIVES
2010-2011**

GOAL: DECENT HOUSING – This statutory program goal includes retaining the affordable housing stock; increasing the availability of affordable permanent housing in standard condition low-income and moderate-income families, particularly to members of disadvantaged minorities without discrimination on the basis of race, color, religion, sex, national origin, familial status or disability; providing affordable housing that is accessible to job opportunities; assisting homeless persons obtain affordable housing; assisting persons at risk of becoming homeless; and increasing the supply of supportive housing which includes structural features and services to enable persons with special needs (including persons with HIV/AIDS) to live in dignity and independence

**P = Proposed
A = Actual**

Obj #	Specific Objectives & Activity Type	Income Group	Five Year Goal, Yearly Objectives, Yearly Accomplishments and Percentage of 5 Year Plan. Performance Indicators: HH Assisted										Cumulative Source of Funds Programs	Outcome/ Objective*
			5 Yr Goal	Yearly Proposed (P) and Actual (A) Accomplishments Per Year										
			FY 11		FY 12		FY 13		FY 14		FY 15			
			P	A	P	A	P	A	P	A	P	A		
1	RENTAL HOUSING OBJECTIVES													
1.1	Increase the supply of affordable rental housing:													
	a. Production of new rental units: - reconstruction	0-30%	41	0	0									
		31-50%	49	0	0									
		51-80%	74	0	0									
		81-120%	0	0	0									
	subtotal		164	0	0								0%	
	b. Acquisition of residential properties to create rental units:	0-30%	4	4	6									
		31-50%	3	3	6									
		51-80%	9	9	5									
		81-120%	0	0	0									
	subtotal		16	12	17								43%	
1.2	Improve the quality of affordable rental housing:													
	a. Rehabilitation of existing rental units	0-30%	109	109	5									
		31-50%	12	0	7									
		51-80%	12	0	10									
		81-20%	0	0	0									
	subtotal		133	109	22								16.5 %	
1.3	Improve access to affordable rental housing:													
	a. Rental Assistance	0-30%	869	321	258									
		31-50%	45	17	0									
		51-80%	0	0	0									
		81-20%	0	0	0									
	subtotal		914	338	258								37%	
	TOTAL RENTERS		1227	459	297								24%	

P = Proposed
A = Actual

Obj #	Specific Objectives & Activity Type	Income Group	Five Year Goal, Yearly Objectives, Yearly Accomplishments and Percentage of 5 Yr Plan. Performance Indicators: HH Assisted											Cumulative Source of Funds	Outcome/Objective*
			5 Yr Goal	Yearly Proposed (P) and Actual (A) Accomplishments per FY											
FY 11		FY 12		FY13		FY 14		FY 15							
			P	A	P	A	P	A	P	A	P	A			
2	OWNER HOUSING OBJECTIVES													Programs	
2.1	Increase the availability of affordable owner housing														
	a. Production of new owner units	0-30%	0	0	0										DH-2 Affordability of decent housing
		31-50%	0	0	0										
		51-80-%	0	0	0										
		81-120%	0	0	0										
	b. Acquisition of existing owner units	0-30%	21	1	2									HOME \$878,445 NSP1 \$9,530,354 NSP1 \$162,000	DH-1 Availability/ Accessibility of decent housing
		31-50%	37	7	44										
		51-81%	60	9	68										
		81-120%	2	2	4										
	subtotal		120	19	118								98%		
2.2	Improve the quality of owner housing														DH-3 Sustainability of decent housing
	a. Rehabilitation of existing owner units	0-30%	49	9	5									CDBG \$158,668	
		31-50%	63	23	7										
		51-80%	66	46	10										
		81-120%	9	9	0										
	subtotal		187	87	22								12%		
2.3	Improve access to affordable owner housing														DH-1 Availability/ Accessibility of decent housing
	a. Homeownership Assistance*	0-30%	43	8	0									Incl in obj 2.1b	
		31-50%	105	29	25										
		51-80%	167	49	56										
		81-120%	78	20	0										
	*Totals accomplished included under 21.b														
	subtotal		393												
Total Owners			700	106	140								20%		
2.4	Improve access to affordable owner housing for minorities	0-120%	Design programs to assist at least 25% minorities.									7%	HOME, NSP, CDBG,	DH-1 & DH-2	

P = Proposed
A = Actual

Obj #	Specific Objectives	Income Group	Five Year Goal, Yearly Objectives, Yearly Accomplishments, and Percentage of 5 Year Plan. Performance Indicators: HH assisted											Cumulative Source of Funds	Outcome/Objective*	
3	HOMELESS OBJECTIVES		5Yr Goal	Yearly Proposed (P) and Actual (A)										Cum % of Actual 5 Yr Goal	Programs	
				FY 11		FY 12	FY 13		FY14		FY 15					
3.1	Increase the number of homeless persons moving into permanent housing	0-80%	4,755	P 951	A 631	P	A	P	A	P	A	P	A	13%	HPRP \$1,597,055	DH-2 Affordability of decent housing
3.2	Provide services including temporary and transitional housing to homeless persons	0-80%	5,735	1,147	2,312									40%	CDBG \$321,221 ESGP \$201,517	DH-1 Availability/ Accessibility of decent housing and SL-1 availability/ accessibility to suitable living environment
3.3	Assist persons at risk of becoming homeless	0-80%	4,530	906	914									20%	HPRP \$816,419 ESGP \$76,621	DH-1 Availability/ Accessibility of decent housing
3.4	End chronic homelessness*	0-80%	225	0	193									85%	ESGP \$32,657 SHP \$396,503	DH-1 Availability/ Accessibility of decent housing
	TOTAL HOMELESS		15020	3004	3865									26%		

* Total ESGP (185) included under objective 3.2

P = Proposed
A = Actual

Obj #	Specific Objectives	Income Group	Five Year Goal, Yearly Objectives, Yearly Accomplishments, and Percentage of 5 Year Plan. Performance Indicators: Number of housing units offering supportive services or made accessible												Cumulative Source of Funds	Outcome/ Objective*
4	Special Needs Objectives		5Yr Goal	Yearly Proposed (P) and Actual (A)										Cum % of Actual 5 Yr Goal	Programs	
				FY 11		FY 12		FY 13		FY14		FY 15				
4.1	Increase range of housing options & related services for persons with special needs Performance Measurement: Number of housing units offering supportive services to persons with special needs	0-80%		P 293	A 232	P	A	P	A	P	A	P	A		CDBG \$118,731	DH-1 Availability/ Accessibility of decent housing
4.2	Increase funding for home improvement aimed at reducing structural barriers Performance Measurement: Number of housing units made accessible for persons with disabilities	0-80%			3										CDBG	DH-1 Availability/ Accessibility of decent housing
	TOTAL SPECIAL NEEDS															

GOAL: SUITABLE LIVING ENVIRONMENT: This statutory goal includes: improving the safety and livability of neighborhoods of neighborhoods; eliminating blighting influences and the deterioration of property and facilities; increasing access to quality public and private facilities and services; reducing the isolation of income groups within areas through spatial de-concentration of housing opportunities for lower income persons and the revitalization of deteriorating neighborhoods; restoring and preserving properties of special of special historic, architectural, or aesthetic value; and conserving energy resources and use of renewable energy sources

P = Proposed
A = Actual

Obj #	Specific Objectives & Performance Indicators	Nat'l Obj/ Income Group	Five Year Goal, Yearly Objectives, Yearly Accomplishments and Percentage of 5 Yr Plan.											Cumulative Source of Funds	Outcome/ Objective*	
			5 Yr Goal	Yearly Proposed (P) and Actual (A) Accomplishments per FY												Cum % of Five Year Goal
FY 11		FY 12		FY13		FY 14		FY 15								
#5	COMMUNITY DEVELOPMENT OBJECTIVES															
5.1	Improve the community through acquisition/disposition/ long term leasing for a public purpose Performance Indicator: Number of properties acquired.	0-80%	0	P	A	P	A	P	A	P	A	P	A			SL-3 sustainability of suitable living environment
5.2	Improve the community by eliminating blighting influences															SL-3 sustainability of suitable living environment
	a. Demolition and Clearance Performance Indicator: # of Structures to be demolished.	Spot Blight	85	15	5									6%	\$34,258	SL-3 sustainability of suitable living environment
	b. Restore, preserve, document properties of historic architectural, or aesthetic value. Performance Indicator: # of Structures to be preserved	Spot Blight or Low/Mod	1	0												SL-3 sustainability of suitable living environment
	c. Fund non-residential historic preservation Performance Indicator: # of Structures to be Preserved.	Spot Blight or low/mod	0	0												SL-3 sustainability of suitable living environment
	d. Consult with SHPO for eligible residential and non-residential structures, and vacant land Performance Indicator: # of properties >50 yrs	Slum Blight/; Spot Blight/ or Low/Mod	N/A	8	35										N/A	SL-3 & DH-3 sustainability of suitable living environment

Obj #	Specific Objectives & Performance Indicators	Nat'l Obj/ Income Group	Five Year Goal, Yearly Objectives, Yearly Accomplishments and Percentage of 5 Yr Plan.										Cumulative Source of Funds	Outcome/ Objective*		
			5 Yr Goal	Yearly Proposed (P) and Actual (A) Accomplishments per FY					Cum % of Five Year Goal	Programs \$						
FY 11	FY 12	FY13		FY 14	FY 15											
#5	COMMUNITY DEVELOPMENT OBJECTIVES															
	old including vacant land to be submitted for review.															t
	TOTAL															

P = Proposed
A = Actual

Obj #	Specific Objectives & Performance Indicator	Nat'l Obj/ Income Group	Five Year Goal, Yearly Objectives, Yearly Accomplishments and Percentage of 5 Yr Plan.										Cumulative Source of Funds	Outcome/ Objective*		
			5 Yr Goal	Yearly Proposed (P) and Actual (A) Accomplishments per FY					Cum % of Five Year Goal	Programs						
FY 11	FY 12	FY13		FY 14	FY 15											
6	INFRASTRUCTURE OBJECTIVES															
6.1	INFRASTRUCTURE IMPROVEMENT Improve quality/ increase quantity of public improvements for lower income persons.			P	A	P	A	P	A	P	A	P	A			SL-3 sustainability of suitable living environment and SL-1 availability/ accessibility to suitable living environment
	a. Fund water/sewer projects Performance Indicator: Number of projects / number of persons provided with new access to the improvements.	0-80%	14 projects/ 76,206 persons	3/ 8,335	3/ 10,506									21%/ 14%	CDBG \$1,255,711	SL-3 sustainability of suitable living environment
	b. Fund street improvement projects Performance Indicator: Number	0-80%	8/ 22,263	3/ 4,917	4/ 1,480									50%/ 7%	CDBG \$1,042,742	

Obj #	Specific Objectives & Performance Indicator	Nat'l Obj/ Income Group	Five Year Goal, Yearly Objectives, Yearly Accomplishments and Percentage of 5 Yr Plan.										Cumulative Source of Funds	Outcome/ Objective*	
			5 Yr Goal	Yearly Proposed (P) and Actual (A) Accomplishments per FY					Cum % of Five Year Goal	Programs					
FY 11	FY 12	FY13		FY 14	FY 15										
6	INFRASTRUCTURE OBJECTIVES														
	of persons provided with new access to the improvements														
	c.. Fund sidewalk projects Performance Indicators: Number of projects/ persons with improved quality of living environment	0-80%	0	0	0										SL-3 sustainability of suitable living environment
	d. Fund solid waste disposal projects Number of persons provided with new access to the improvements.	0-80%	0	0	0										SL-1 availability/ accessibility to suitable living environment
	e. Fund flood and drainage projects Performance Indicator: Number of persons with improved quality of living environment	0-80%	7/ 6,519	2/ 1431	0										SL-3 sustainability of suitable living environment
	f. Fund tree planting/ beautification projects Number of projects/ persons with improved quality of living environment	0-80%	0	0	0										
	TOTAL														

P = Proposed
A = Actual

Obj #	Specific Objectives & Performance Indicator	Nat'l Obj/ Income Group	Five Year Goal, Yearly Objectives, Yearly Accomplishments and Percentage of 5 Yr Plan.											Cumulative Source of Funds	Outcome/ Objective*	
			5 Yr Goal	Yearly Proposed (P) and Actual (A) Accomplishments per FY												Cum % of Five Year Goal
FY 11		FY 12		FY 13		FY 14		FY 15								
				P	A	P	A	P	A	P	A	P	A			
7	PUBLIC FACILITIES OBJECTIVES															
7.1	Improve quality/ increase quantity of neighborhood facilities for lower income persons.	0-80%														
	a. Fund senior center projects Performance Indicator: Number of persons provided with new access to a facility	0-80%	0	0	0											SL-1 availability/ accessibility to suitable living environment
	b. Fund center for persons with disabilities Performance Indicator: Number of persons provided with new access to a facility	0-80%	0	0	0											
	c. Fund projects to remove architectural barriers Performance Indicators: Number of persons provided with improved quality of living environment	0-80%	0	0	0											SL-3 sustainability of suitable living environment
	d. Fund homeless facilities Performance Indicator: Number of persons provided with new access to a facility	0-80%	1	1	1									100%	NSP1 \$7.5M	SL-1 availability/ accessibility to suitable living environment
	e. Fund youth centers Performance Indicator: Number of persons provided with new access	0-80%	1	1	0											SL-1 availability/ accessibility to suitable

Obj #	Specific Objectives & Performance Indicator	Nat'l Obj/ Income Group	Five Year Goal, Yearly Objectives, Yearly Accomplishments and Percentage of 5 Yr Plan.										Cumulative Source of Funds	Outcome/ Objective*	
			5 Yr Goal	Yearly Proposed (P) and Actual (A) Accomplishments per FY					Cum % of Five Year Goal	Programs					
FY 11	FY 12	FY13		FY 14	FY 15										
7	PUBLIC FACILITIES OBJECTIVES														
	to a facility														
	f. Fund child care centers Performance Indicator: Number of persons provided with new access to a facility	0-80%	0	0	0										e living environment
	g. Fund health care facilities Performance Indicator: Number of persons provided with new access to a facility	0-80%	0	0	1/3,000								N/A	CDBG \$300,000	SL-1 availability/ accessibility to suitable living environment
	h. Fund neighborhood/ multipurpose facilities Performance Indicator: Number of persons provided with a new access to a facility	0-80%	13/52,625	2/4,995	1/4,521								8%	CDBG \$366,008	SL-1 availability/ accessibility to suitable living environment
	i. Fund parks and recreational facilities Performance Indicator: Number of persons provided with new access to a facility	0-80%	5/53,350	1/205	2/5,084								40%	CDBG \$723,547	SL-1 availability/ accessibility to suitable living environment
	j. Fund parking facilities Performance Indicator: Number of persons provided with new access to a facility	0-80%	0	0											SL-1 availability/ accessibility to suitable living environment
	k. Fund other public facilities Performance	0-80%	1/3,822	1/3,822	0										SL-1 availability/

Obj #	Specific Objectives & Performance Indicator	Nat'l Obj/ Income Group	Five Year Goal, Yearly Objectives, Yearly Accomplishments and Percentage of 5 Yr Plan.										Cumulative Source of Funds	Outcome/ Objective*			
			5 Yr Goal	Yearly Proposed (P) and Actual (A) Accomplishments per FY											Cum % of Five Year Goal		
FY 11		FY 12		FY 13		FY 14		FY 15									
7	PUBLIC FACILITIES OBJECTIVES																
	Indicator: Number of persons provided with new access to a facility																accessibility to suitable living environment
	TOTAL																

P = Proposed
A = Actual

Obj #	Specific Objectives & Performance Indicator	Nat'l Obj/ Income Group	Five Year Goal, Yearly Objectives, Yearly Accomplishments and Percentage of 5 Yr Plan.										Cumulative Source of Funds	Outcome/ Objective*			
			5 Yr Goal	Yearly Proposed (P) and Actual (A) Accomplishments per FY											Cum % of Five Year Goal		
FY 11		FY 12		FY 13		FY 14		FY 15									
8	PUBLIC SERVICES OBJECTIVES																
8 . 1	Improve quality/increase quantity of public service activities for lower income persons.	0-80%		P	A	P	A	P	A	P	A	P	A				
	a. Fund senior service projects Performance Indicator: Number of persons with access to new/improved services	0-80%	635	98	106									16.7%	CDBG \$67,252		SL-1 availability/accessibility to suitable living environment
	b. Fund projects that service the disabled Performance Indicator: Number of persons with access to new/improved services	0-80%	2,249	445	431									19.2%	CDBG \$135,840		
	c. Fund youth services projects Performance Indicators: Number of persons with access to new/improved services	0-80%	4,100	260	186										CDBG \$79,704		SL-1 availability/accessibility to suitable living environment

Obj #	Specific Objectives & Performance Indicator	Nat'l Obj/ Income Group	Five Year Goal, Yearly Objectives, Yearly Accomplishments and Percentage of 5 Yr Plan.										Cumulative Source of Funds	Outcome/ Objective*	
			5 Yr Goal	Yearly Proposed (P) and Actual (A) Accomplishments per FY					Cum % of Five Year Goal	Programs					
FY 11	FY 12	FY13		FY 14	FY 15										
8	PUBLIC SERVICES OBJECTIVES														
	d. Fund child care services Performance Indicator: Number of persons with access to new/improved services	0-80%	1,069	110	97								9%	CDBG \$22,465	SL-1 availability/ accessibility to suitable living environment
	e. Fund substance abuse service projects Performance Indicator: Number of persons with access to new/improved services	0-80%	150	0	0										SL-1 availability/ accessibility to suitable living environment
	f. Fund employment training service projects Performance Indicator: Number of persons with access to new/improved services	0-80%	1,000	0	0										
	g. Fund health service projects Performance Indicator: Number of persons with access to new/improved services	0-80%	7,800	1,102	1,036								13.3%	CDBG \$97,407	SL-1 availability/ accessibility to suitable living environment
	h. Fund crime/ awareness prevention projects Performance Indicator: Number of persons with access to new/improved services	0-80%	0	0	0										SL-1 availability/ accessibility to suitable living environment
	i. Fund domestic violence service projects Performance Indicator: Number of persons with access to new/improved services	0-80%	150	32	30								20%	CDBG \$46,966	SL-1 availability/ accessibility to suitable living environment

Obj #	Specific Objectives & Performance Indicator	Nat'l Obj/ Income Group	Five Year Goal, Yearly Objectives, Yearly Accomplishments and Percentage of 5 Yr Plan.										Cumulative Source of Funds	Outcome/ Objective*		
			5 Yr Goal	Yearly Proposed (P) and Actual (A) Accomplishments per FY					Cum % of Five Year Goal	Programs						
FY 11	FY 12	FY13		FY 14	FY 15											
8	PUBLIC SERVICES OBJECTIVES															
	j. Fund abused and neglected children service projects Performance Indicator: Number of persons with access to new/improved services	0-80%	700	126	189									27%	CDBG \$99,750	SL-1 availability/ accessibility to suitable living environment
	k. Fund housing related services Performance Indicator: Number of persons with access to new/improved services	0-80%	17,500	2,487	1,487									8.5%	CDBG \$271,149	SL-1 availability/ accessibility to suitable living environment
	l. Fund homeless services Performance Indicator: Number of persons with access to new/improved services	0-80%	1480	402	431									29%	CDBG \$174,505	SL-1 availability/ accessibility to suitable living environment
	TOTAL															

GOAL: EXPANDED ECONOMIC OPPORTUNITIES: This statutory goal includes: creation and retention; establishment, stabilization and expansion of small businesses; the provision of public services concerned with employment; the provision of jobs to low-income persons living in areas affected by those programs and activities; or jobs resulting from carrying out activities under programs covered by the plan; availability of mortgage financing for low-income persons at reasonable rates using non-discriminatory lending practices; access to capital and credit for development activities that promote the long-term economic and social viability of the community; and empowerment and self-sufficiency for low-income persons to reduce generational poverty in federally assisted housing and public housing.

P = Proposed
A = Actual

Obj #	Specific Objectives & Performance Indicator	Nat'l Obj/ Income Group	Five Year Goal, Yearly Objectives, Yearly Accomplishments and Percentage of 5 Yr Plan.											Cumulative Source of Funds	Outcome/ Objective*
			5 Yr Goal	Yearly Proposed (P) and Actual (A) Accomplishments per FY											
FY 11		FY 12		FY 13		FY 14		FY 15							
			P	A	P	A	P	A	P	A	P	A			
9	ECONOMIC OPPORTUNITIES OBJECTIVES													Programs	
9.1	Remediate and redevelop brownfields	Slum/ blight													EO-1 availability/ accessibility to create economic opportunity
9.2	Improve economic opportunities for low-income persons by creating /retaining jobs														EO-3 Sustainability to create economic opportunity
	a. Fund public facilities and improvement projects that will create and/or retain jobs Performance Indicator: Number of jobs created or retained:	0-80%	35/300	4/ 52	5/ 31.8 FTE									CDBG-R \$1,580,905	
	b. Economic development assistance to businesses and access to capital/credit for development Performance Indicators: (i) Number of businesses assisted/ (ii)Number of	0-80%	40/700	(i) 49 FTE/ (ii) 36.5 FTE										CDBG Set Aside \$397,440	EO-1 & EO-3 availability/ accessibility to create economic opportunity & Sustainability to create economic opportunity

Obj #	Specific Objectives & Performance Indicator	Nat'l Obj/ Income Group	Five Year Goal, Yearly Objectives, Yearly Accomplishments and Percentage of 5 Yr Plan.											Cumulative Source of Funds	Outcome/ Objective*	
			5 Yr Goal	Yearly Proposed (P) and Actual (A) Accomplishments per FY					Cum % of Five Year Goal	Programs						
FY 11	FY 12	FY1 3		FY 14	FY 15											
9	ECONOMIC OPPORTUNITIES OBJECTIVES															
	jobs created/ retained :															
	c. Establishment, stabilization and expansion of small businesses (including micro businesses) Performance Indicator: Number of businesses established/ stabilized s; and jobs created	0-80%	525	3/ 30	3/ 36.5										CDBG Economic Development Set Aside	EO-3 Sustainability to create economic opportunity
	d. The provision of public services concerned with employment Performance Indicator: Number of persons with access to employment services	0-80%		117	161										CDBG \$93,037	EO-1 availability/ accessibility to create economic opportunity
	e. The provision of jobs to low-income persons living in areas affected by those programs and activities under programs covered by the Plan. Performance Indicator: Number of jobs created in the program area as indicated by Sec 3 reports:	0-80%	n/a	0												
	f. Availability of mortgage financing for low income persons at reasonable rates using non-	0-80%	106	125	118											EO-2 Affordability to create economic opportunities

Obj #	Specific Objectives & Performance Indicator	Nat'l Obj/ Income Group	Five Year Goal, Yearly Objectives, Yearly Accomplishments and Percentage of 5 Yr Plan.										Cumulative Source of Funds	Outcome/ Objective*
			5 Yr Goal	Yearly Proposed (P) and Actual (A) Accomplishments per FY					Cum % of Five Year Goal	Programs				
FY 11	FY 12	FY 13		FY 14	FY 15									
9	ECONOMIC OPPORTUNITIES OBJECTIVES													
	discriminatory lending practices Performance Indicator: Number of loans processed* (* Reported under objective 2.3)													
	TOTAL													

P = Proposed
A = Actual

***Outcome/Objective Codes**

	<i>Availability/Accessibility</i>	<i>Affordability</i>	<i>Sustainability</i>
Decent Housing	DH-1	DH-2	DH-3
Suitable Living Environment	SL-1	SL-2	SL-3
Economic Opportunity	EO-1	EO-2	EO-3

VI. OTHER ATTACHMENTS AND NARRATIVES

Appendix 6: SHIP Narrative

A. STATE HOUSING INITIATIVES PARTNERSHIP (SHIP)

The William E. Sadowski Affordable Housing Act was signed into law on July 7, 1992 and subsequently incorporated into Chapter 420 of the Florida Statutes. This legislation established a dedicated revenue source for affordable housing, part of which is distributed by the State to various local governments through the State Housing Initiatives Partnership (SHIP) Program. In order for counties to qualify for SHIP funds, an affordable housing ordinance containing specific provisions must be adopted.

Palm Beach County adopted its “Affordable Housing Ordinance” on May 18, 1993. The Affordable Housing Ordinance contained the required provisions of creating an affordable housing assistance trust fund; of establishing a local housing assistance program to be implemented by a local housing partnership; of designating the responsibility for the implementation and administration of the local housing assistance program; and of creating the affordable housing advisory committee.

Although, there was no funding allocation for the prior FY 2009-2010, the remaining SHIP funding from previous distributions and program income, will fund five programs: Utility Connection/Impact Fee Program, Purchase Assistance Program, Owner Occupied Rehabilitation, Foreclosure Prevention Program and Rental Re-entry Assistance Program.

What follows is a breakdown of the accomplishments for fiscal year 2010-2011.

Utility Connection/Impact Fee Program – This is a direct benefit program providing assistance to low and very-low income households. Eligible low and very-low income households may receive assistance for the payment of impact fees and/or sewer and water connection fees charged by local governments. The assistance can also be provided to eligible households for payment of utility connection fees and road impact fees for new municipal improvements. The Utility Connection/Impact Fee Program assisted thirteen (13) homeowners serving five (5) extremely low, two (2) very low and six (6) low-income households in FY 2010-11. \$87,347 was expended.

Purchase Assistance Program – This program provides eligible very low, low and moderate-income households with second mortgage subsidy assistance for purchasing a home. Assistance may be used for used for gap financing, lot acquisition; down payment; rehabilitation of the unit to be purchased; and closing cost. The Assistance provided is a deferred payment loan. The Purchase Assistance Program assisted one (1) moderate income household in FY 2010-11. \$24,500 was expended.

Housing Rehabilitation/Barrier Free Program – This program provides home repair assistance to very low, low, and moderate income-eligible owner-occupied applicants

(structure of one to four dwelling units) for substantial rehabilitation, emergency repair to correct code violations or incipient items that will become a code violation. This strategy will also fund water and or sewer connections to include assessments from local municipalities charged by local governments for new improvements, home modification and architectural barrier removal. The Housing Rehabilitation/Barrier Free Program assisted two (2) homeowners, serving one (1) very low and one (1) low income households in FY 2010-11. \$110,826 was expended.

Foreclosure Prevention Program – This program provides funding to income eligible single family owner occupied households who are facing foreclosure, to preserve and maintain homeownership. The goal of this program is to avoid foreclosure by paying the maximum award amount to assist with delinquent mortgage payments (PITI), including late fees, attorney’s fees, homeowners’ association payments, special assessments, other foreclosure associated costs, and property taxes and homeowners insurance. The Foreclosure Assistance Program assisted two (2) very low income households FY 2010-11. \$12,908 was expended.

First Mortgage Loan Assistance Program – This program will provide first mortgage loan assistance to individuals and households earning up to 120% of the area median income. SHIP funds will be used with the goal of expanding homeownership opportunities. Maximum loan amounts are based upon established affordability guidelines. Purchase price cannot exceed 95% of Federal Housing Administration (FHA) median sales price. The First Mortgage Loan Assistance Program did not expend funds in FY 2010-11.

HOME Match Program – This program funds will be used to provide the local required dollar match for the federal HOME program. Financial assistance will be provided to very low and low income first time homebuyers. The HOME Match program assisted seven (7) very low income applicants in FY 2010-2011. \$380,000 was expended.

Rental Housing Entry Program –The program is administered by Palm Beach County Community Services Division. This program provides financial assistance to eligible extremely low, very low, and low-income households to pay for rental security deposits, utility deposits and connection fees. In FY 2010 -2011 the funds assisted 93 renters serving seventy two (72) very- low and twenty-one (21) low-income households in FY 2009-10. \$445,986 of program income was expended.

Replacement Housing Program – This program provide financing to extremely low and very low income homeowners residing in dilapidated structures which are beyond rehabilitation. Eligible uses of funding include, but are not limited to, demolition of the existing property; construction cost of a replacement home on the same lot; or purchase of an existing home. The Replacement Housing Program assisted one (1) extremely low household in FY 2010-11. \$106,418 was expended.

Disaster Mitigation Program – This program provide financial assistance to income eligible households following a natural disaster as declared by Executive Order of the United States,

Governor of the State of Florida, or by the Board of County Commissioners. This program will only be implemented in the event of a natural disaster using any funds that have not yet been encumbered and/or additional disaster funds issued by the Florida Housing Finance Corporation. The Disaster Mitigation Program did not receive funding in FY 2010-11.

Developer Assistance Rental Housing Program – This program provide assistance to developers and owners of affordable rental housing serving lower income households. Eligible recipients of this assistance shall include owners of 25 units and fewer. These eligible recipients include owner of affordable rental units serving lower income special needs population. The Developer Assistance Rental Housing Program assisted with one (1) rental development in FY 2010-11. \$375,000 was expended.

V. OTHER ATTACHMENTS AND NARRATIVES
Appendix 7: Housing, Homeless and Special Needs Statistics

Household and Persons Assisted with Housing

Assistance Provided by Income Group	Renters*				Total Renters (E)	Owners*			Homeless			Total (L)
	Elderly (A)	Small (B)	Large (C)	All (D)		Existing (F)	1st-Time (G)	Total (H)	Individuals (I)	Families (J)	Non-Homeless w/Special Needs (K)	
Ext. Low-Income (0 to 30% of MFI)	417	1,534	354	0	2,305	12	2	14	2,030	0	326	6,994
Low-Income (31 to 50% of MFI)	166	558	183	0	907	14	31	45	0	0	83	1,987
Moderate Income (51 to 80% of MFI)	43	166	45	0	254	19	60	79	0	0	4	670
Middle Income (81% to 120% of MFI)	0	0	0	0	0	1	4	5	0	0	0	10
TOTAL	626	2,258	582	0	3,466	46	97	143	2,030	0	413	9,661

Information Provided by the following Programs:

FY 2010-2011 CDBG, FY 2010-2011 HOME, FY 2010-2011 SHIP, FY 2010-2011 NSP1, FY 2010-2011 NSP2, Public Housing Authorities

* The housing units acquired through the NSP Residential Redevelopment Grant Program are not represented because end-users have not been identified for the properties

Racial/Ethnic Composition Column (L) Total		
1	Hispanic	942
2	White (non-hispanic)	1,018
3	Black (non-hispanic)	3,464
4	Native Americans	5
5	Asian/Pacific Islander	133
6	Other	77
7	Total	5,639*

* Racial and Ethnic composition was not available for over 4,000 rental households assisted by the Public Housing Authorities and under HPRP Program.