



PALM BEACH COUNTY ACTION PLAN

OCTOBER 2011 – SEPTEMBER 2012

**Palm Beach County
Department of Housing and Community Development**

**100 Australian Avenue, Suite 500
West Palm Beach, FL 33406
(561) 233-3616**

July 2011



PALM BEACH COUNTY ACTION PLAN

OCTOBER 2011 – SEPTEMBER 2012

Palm Beach County Board of County Commissioners

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Shelly Vana., Vice Chair
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July 2011

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PALM BEACH COUNTY ACTION PLAN

FY 2011-2012

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ERRATA SHEET FOR

**Palm Beach County Action
Plan**

October 2011 - September 2012

ERRATA

- | | |
|--------------------------------|--|
| Page i, Paragraph 3 – Line 1 | “\$6,138,997” should read “\$6,138,977” |
| Page i, Paragraph 3 – Line 3 | “\$6,188,997” should read “\$6,188,977” |
| Page 197, Paragraph 3 – Line 1 | “2005-2010” should read “2010-2015”
Eliminate “West Jupiter Improvement Area”
Add “Lake Park Area” |
| Page 197, Paragraph 4 – Line 1 | Add “Countywide Public Facilities”
Add “Countywide Property Acquisition” |

A. EXECUTIVE SUMMARY

The Programs and Funding Amounts

The Palm Beach County FY 2011-2012 Action Plan (AP) was prepared by the Department of Housing and Community Development (HCD) and covers the period October 1, 2011 through September 30, 2012. The Action Plan is prepared for the Palm Beach County (PBC) entitlement jurisdiction which includes all of unincorporated Palm Beach County, and twenty-eight participating municipal jurisdictions. It excludes the entitlement cities of Boca Raton, Boynton Beach, Delray Beach, and West Palm Beach, as well as six non-participating municipalities.

The FY 2011-12 AP represents the second year of the Five Year Consolidated Plan 2010 -15 which was adopted by the PBC Board of County Commissioners on July 20, 2010. The Action Plan serves to meet the annual planning and application requirements for HUD's Community Development Block Grant (CDBG), Emergency Shelter Grant (ESG), and HOME Investment Partnerships (HOME) Programs. These formula grants are made available to Palm Beach County yearly, as long as the federal budget allocates funding to the programs. The following amounts represent Palm Beach County's allocations under the various programs for FY 2011-12:

- **CDBG Program:** The allocation is \$6,138,997. With program income estimated at \$50,000, the total amount of CDBG funds which are available for distribution during the year is \$6,188,997. It is estimated that 98.0% of applicable funding will be targeted to benefit low- and moderate-income persons. The CDBG program proposes to set aside 11% of the grant to fund the County's CDBG Economic Development Program, 15% of the grant to fund public service activities and 10% on program planning and administration. Additionally, funds will provide for public facilities and improvements, infrastructure, housing rehabilitation and demolition, program implementation and fair housing.
- **HOME Program:** The allocation is \$2,470,504. The County proposes to use HOME funds for the following activities: Community Housing Development Organization (CHDO) Administered Activities, Countywide First Mortgage Loan and Second Mortgage Subsidy Program, CHDO Operating Expenses, Individual Development Accounts, Lease Option to Buy Program, and Program Administration.
- **ESG Program:** The estimated allocation is \$297,830. The County proposes to fund agencies that provide services to the homeless and populations at risk of homelessness. Funds will be provided for operation and maintenance of homeless shelter facilities and homeless prevention.

The Plan provides a description of the actions, projects, and programs that will take place during FY 2011-12 to address the priority needs and specific goals and objectives identified in the County's Five Year Consolidated Plan (FY 2010-15). Hence, it seeks to address the overall community development goal of achieving decent housing, a suitable living environment, and expanding economic development opportunities principally for low- and moderate- income persons. Objectives are proposed to be accomplished utilizing the aforementioned federal programs, and other funds that are reasonably expected to be made available, including but not limited to state funds and public housing funds. Accordingly, the following provides a summarized discussion of the same.

Planned Objectives and Outcome

HOUSING

During FY 2011-12 Palm Beach County proposes to accomplish the following:

- Retain the Affordable Housing Stock.
 - Assist 62 extremely low-, low-, and moderate- income owners to rehabilitate their homes. (objective 2.2a).
- Increase the Availability of Permanent Affordable Housing in Standard Condition.
 - Assist 68 extremely low-, low-, and moderate-income renters through new housing construction of rental units and acquisition of residential properties to create rental units. (objective 1.1b)
 - Assist 124 extremely low-, low-, moderate- income homebuyers to acquire (with or without rehabilitation) homes. (objective 2.3a)
 - Assist 127 extremely low- income renters through rental assistance in coordination with public housing authorities (Objective 1.3d)
 - Assist 5 moderate-income households through acquisition of homeownership units. (objective 2.1b).

HOMELESSNESS

During FY 2011-12 Palm Beach County proposes to accomplish the following:

- Move 122 homeless persons into permanent housing. (objective 3.1).
- Provide 879 homeless persons with transitional and emergency housing and associated services. (objective 3.2).
- Provide assistance to 989 persons who are at risk of becoming homeless. (objective 3.3).
- Provide assistance to 275 chronic homeless persons (objective 3.4).
- Continue to coordinate with agencies in the implementation of the Continuum of Care and support applications requesting funding from HUD.

NON HOMELESS SPECIAL NEEDS

During FY 2011-12 Palm Beach County proposes to accomplish the following:

- Palm Beach County shall provide assistance to 300 mentally challenged special needs persons (objective 4.1).
- Support applications from provider agencies seeking funding from other sources.

PROVISION OF SUITABLE LIVING ENVIRONMENT

During FY 2011-12, Palm Beach County proposes to accomplish the following:

- Improve quality/increase quantity of public improvements for low-income persons:
 - Fund four (4) water and sewer improvements project in the amount of \$1,242,059. These projects are expected to benefit a combined total of 4,177 persons (Objective 6.1a).
 - Fund three (3) street and sidewalk improvement projects in the amount of \$516,814. These projects are expected to benefit a combined total of 1,284 persons (Objective 6.1a & b).

- Fund two (2) flood and drainage projects in the amount of \$279,354. These projects are expected to benefit a combined total of 176 persons (Objective 6.1e).
- Fund one tree planting/beautification project in the amount of \$44,606. (Objective 6.1f).
- Improve quality/increase quantity of neighborhood facilities for low-income persons:
 - Fund one neighborhood multi-purpose facility in the amount of \$332,000. This project is expected to benefit 5,668 persons. (objective 7.1h).
- Improve quality/increase quantity of public service activities for low-income persons
 - Fund three (3) projects to provide services to the disabled in the amount of \$153,793. These projects are expected to benefit 445 persons (Objective 8.1b).
 - Fund two (2) youth services projects in the amount of \$60,336. These projects are expected to benefit 250 persons (Objective 8.1c).
 - Fund one child care service project in the amount of \$26,694. This project is expected to benefit 110 children (Objective 8.1d).
 - Fund two (2) health service projects in the amount of \$89,814. These projects are expected to benefit 7,220 persons (Objective 8.1g).
 - Fund two (2) domestic violence service project in the amount of \$92,458. These projects are expected to benefit 738 persons (Objective 8.1i).
 - Fund two (2) abused and neglected children service projects in the amount of \$108,590. These projects are expected to benefit 134 persons (Objective 8.1j).
 - Fund three (3) housing related services in the amount of \$220,900. These projects are expected to benefit 2,664 persons (Objective 8.1k).
 - Fund six projects providing homeless services in the amount of \$254,251. These projects are expected to benefit 504 persons.
- Increase the Safety and Livability of Neighborhoods through the Revitalization of Deteriorating or Deteriorated Neighborhoods
 - Coordinate the establishment of Target Areas within participating municipalities and the unincorporated area of the County.
 - Continue to coordinate with the County's Office of Community Revitalization, and participate in the Countywide Community Revitalization Team (CCRT), which focuses in revitalizing distressed neighborhoods.
 - Fund demolition of ten (10) structures as part of a program to remove unsafe and dilapidated vacant structures in the amount of \$100,000.
 - Consult with SHPO for undertaking seventeen (17) activities re. eligible residential properties, and vacant land.

EXPAND ECONOMIC OPPORTUNITIES

During FY 2011-12, Palm Beach County proposes to accomplish the following:

- The County will set aside \$675,000 of its CDBG grant to provide funding to projects that retain or create jobs for low/mod income persons.
- The County will utilize Section 108 Loan Program funds and BEDI funds totaling \$9,009,474 to assist seven (7) for-profit businesses. The ventures are expected to create/retain 485 jobs. (objective 9.2b).

Past Performance (FY 2009-10)

According to the Palm Beach County Comprehensive Annual Performance Report (CAPER) for FY 2009-2010, the county undertook projects within its jurisdiction to provide decent housing and a suitable living environment and expanding economic opportunities, principally for low- and moderate-income persons. A summary of the accomplishments are shown below:

- A total of 185 households were assisted through housing rehabilitation and housing acquisition;
- A total of 483 households were assisted through rental new construction or rental assistance;
- A total of fifteen (15) public facilities and infrastructure improvement activities were completed;
- CDBG and ESGP funded activities to assist the homeless and those at risk of becoming homeless provide service to 3,707 persons;
- Twelve (12) other public service activities were undertaken by non-profit organizations, serving 2,349 persons;
- Eighty-four (84) jobs were created/retained under the Section 108 Loan Program and CDBG Program.

Citizen Participation Process

The Department of Housing and Community Development's (HCD) Citizen Participation Plan outlines the process whereby the public can participate in community development related activities throughout the County's jurisdiction. The Citizen Participation Plan provides citizens the opportunity to comment before, during, and after the preparation of the Action Plan (AP) and when proposing to amend the same. Notifications of public hearings are advertised via the Palm Beach Post, at HCD's website, and the County calendar with approximately 4-7 days notice. Public hearings are held at different times and locations in the County convenient to citizens. Notices and facilities where meetings are held comply with ADA requirements. The needs of non-English speaking residents will be met by making bilingual translators available.

The County's Citizen Participation Plan especially encourages participation by low- and moderate-income persons, particularly those living in slum and blighted areas and in areas where CDBG funds are proposed to be used, and by residents of predominantly low- and moderate income neighborhoods. It also encourages the participation of local and regional institutions and other organizations (including businesses, developers, and community and faith-based organizations) in the process of developing and implementing the consolidated plan.

For FY 2011-12, the planning process commenced in March 2011. The Notice of Funding Availability (NOFA) for FY 2011-12 ESG and CDBG Programs was published in The Palm Beach Post and at HCD's website on March 27, 2011. The ad also included notice of two Regional Meetings to be held April 6 & 7 for the Western and Eastern County, respectively. At these meetings, the CDBG, HOME, and ESG Programs were discussed, technical assistance was provided and provisions were made to receive any input from the public on community needs.

CDBG Program

A public announcement issued on May 2, 2011 in the Palm Beach Post and via HCD's website advised of date time and location of the FY 2011-12 CDBG Preliminary Funding Recommendation Committee Meeting, the CDBG Selection Committee Meeting, and Draft Action Plan Meeting.

The CDBG Preliminary Funding Recommendation Committee Meeting was held on May 11 & 12, 2011 to implement Phase II of the evaluation process, receive information from applicants regarding their proposal, assign scores and formulate preliminary funding recommendations for public service applications. The results of this meeting were provided to the CDBG Selection Committee panel who met on May 19, 2011. This Selection Committee Meeting was held to make CDBG funding recommendations. The panel was made up of the Senior Assistant County Attorney, Assistant County Administrator, HCD's Director and two members of HCD's staff. The funding recommendations resulting from this meeting was included in the County's Draft Action Plan.

ESG Program

Funding recommendations for the ESG Program were made by the ESG Program Advisory Board. The Board convened three meetings to carry out this task. The meetings held on May 26, 2011, June 2, 2011 and June 7, 2011, were all noticed via postings in the Palm Beach Post, on HCD website and on the Palm Beach County schedule of meetings. Additionally, by way of e-mail, all applicants were invited to attend the meetings. The funding recommendations resulting from these meetings was included in the County's Draft Action Plan

The Availability of the Draft Action Plan was published in the Palm Beach Post on June 12, 2011. The Draft Plan was also posted on the HCD website. A public meeting was held on June 15, 2011 to discuss the Draft Action Plan. The Draft Action Plan, including the funding recommendations was presented to the Board of County Commissioners, at a public hearing, on July 19, 2011, for approval.

Summary of Citizens Comments.

This Section summarizes the steps taken to facilitate public input, a summary of the public input received, and the actions taken to address comments.

Pursuant to the Citizen Participation Plan, HCD scheduled six meetings at which the public or any interested entity could provide input on the development of the Action Plan. In addition, HCD scheduled three Advisory Board Meetings for the Emergency Shelter Grant (ESG) Program to discuss ESG applications and to make funding recommendations.

Eastern and Western County Regional Meeting:

No public input was received regarding housing and non-housing needs that should be considered for the development of the Action Plan. Staff received questions regarding the CDBG and ESG Programs that related to completing the CDBG and ESG applications. Staff addressed all questions posed

Western County Regional Meeting:

No public input was received regarding housing and non-housing needs that should be considered for the development of the Action Plan. Staff received questions regarding the CDBG and ESG Programs relating to the application process, eligible activities and economic development. Questions received regarding the HOME Program related to the following programs which were being proposed for implementation by the County: Independent Development Account funding, Foreclosure Prevention funding, and First-Time Home Buyers Program. The proposed implementation of the first two named programs were well received by the public as they signaled a change from the traditional programs funded under HOME by the County and given the housing climate in the County, are relevant to Palm Beach County at this time. As a result of the comments generated the FY 2011-12 Action Plan contains implementation of an IDA Program, a First-Mortgage Program and a Lease with Option to Buy Program.

CDBG Preliminary Funding Recommendation Committee Meeting:

No public input was received regarding housing and non-housing needs that should be considered for the development of the Action Plan. Comments received were from public service applicants and municipal applicants to the CDBG Program who addressed the Committee on their own projects. The comments were taken into consideration by the Committee when formulating its funding suggestions.

CDBG Funding Recommendation Meeting:

No public input was received regarding housing and non-housing needs that should be considered for the development of the Action Plan.

Public Meeting on Draft Action Plan:

The purpose of this meeting was to present the FY 2011-12 Palm Beach County Draft Action Plan to the public, solicit their comments and to receive input the Plan's goals and objectives as well as the activities to be undertaken and the funding thereto, to achieve those goals.

Public input received centered on complementing staff on the Draft Plan.

Board of County Commissioners (BCC) Public Hearing:

This meeting concluded the series of meetings held by Palm Beach County to inform the public of the planning process, the components of the plan, to explain the CDBG, ESG and HOME Programs, and to obtain public input as it relates to the Action Plan. The purpose of the hearing was to solicit final comments and input from the public on the Draft Action Plan and to obtain BCC approval of the Plan.

Public Input Received:

One member of the public supported the Action Plan's focus on addressing homelessness and urged the Board of County Commissioners to adopt the Plan.

Actions taken to address comments:

No specific action was required to be undertaken to address the public comment received. The Plan was unanimously approved by the Board of County Commissioners without any changes.

Emergency Shelter Grant (ESG) Program Advisory Board Meeting #1

The purpose of this meeting was to establish Board member positions, establish a course of action for reviewing applications for funding and making ESG funding recommendations, and approving the reallocation of unspent FY 2009-10 ESGP funds to agencies with proven ability to expend the funds.

No public input was received regarding any of the agenda items discussed above.

Emergency Shelter Grant (ESG) Program Advisory Board Meeting #2

The purpose of this meeting was for the advisory board to hear presentations by the ESG applicants about their organization and its mission and on the activity for which they applied for funding. The applicants were also questioned to clarify areas of uncertainty.

No public input was received regarding any issues raised during the presentations.

Emergency Shelter Grant (ESG) Program Advisory Board Meeting #3

The purpose of this meeting was to make funding recommendation for the FY 2011-12 ESG Program which were to be included in the Draft Action Plan.

No public input was received regarding the funding recommendations.

B. STANDARD FORMS 424

R2011-1096

OMB Approved No. 3076-0006

Version 7/03

APPLICATION FOR FEDERAL ASSISTANCE

1. TYPE OF SUBMISSION: Application <input checked="" type="checkbox"/> Construction <input type="checkbox"/> Non-Construction		2. DATE SUBMITTED August 15, 2011	Applicant Identifier B-11-UC-12-0004
<input type="checkbox"/> Construction <input checked="" type="checkbox"/> Non-Construction		3. DATE RECEIVED BY STATE	State Application Identifier
		4. DATE RECEIVED BY FEDERAL AGENCY	Federal Identifier

5. APPLICANT INFORMATION Legal Name: Palm Beach County Board of County Commissioners		Organizational Unit: Department: Housing and Community Development	
Organizational DUNS: 078470481		Division: Planning Section	
Address: Street: 100 Australian Avenue, Suite 500		Name and telephone number of person to be contacted on matters involving this application (give area code) Prefix: Mr First Name: Edward	
City: West Palm Beach		Middle Name W	
County: Palm Beach		Last Name Lowery	
State: FL	Zip Code 33406	Suffix:	
Country: United States of America		Email: elowery@pbcgov.org	
6. EMPLOYER IDENTIFICATION NUMBER (EIN): 59-6000785		Phone Number (give area code) 561-233-3602	Fax Number (give area code) 561-233-3651
8. TYPE OF APPLICATION: <input type="checkbox"/> New <input checked="" type="checkbox"/> Continuation <input type="checkbox"/> Revision If Revision, enter appropriate letter(s) in box(es) (See back of form for description of letters.)		7. TYPE OF APPLICANT: (See back of form for Application Types) B. County Government Other (specify)	
Other (specify)		9. NAME OF FEDERAL AGENCY: Department of Housing and Urban Development	
10. CATALOG OF FEDERAL DOMESTIC ASSISTANCE NUMBER: 14-218		11. DESCRIPTIVE TITLE OF APPLICANT'S PROJECT: Palm Beach County's CDBG Program activities include public facilities, infrastructure, public services, housing rehabilitation, demolition, fair housing activities, economic development activities, and program administration.	
12. AREAS AFFECTED BY PROJECT (Cities, Counties, States, etc.): Palm Beach County, FL (Countywide)			
13. PROPOSED PROJECT Start Date: 10/01/2011 Ending Date: 09/30/2012		14. CONGRESSIONAL DISTRICTS OF: a. Applicant: 16, 19, 22, 23 b. Project: 16, 19, 22, 23	
15. ESTIMATED FUNDING:		16. IS APPLICATION SUBJECT TO REVIEW BY STATE EXECUTIVE ORDER 12372 PROCESS?	
a. Federal	\$ 6,138,977.00	a. Yes. <input checked="" type="checkbox"/> THIS PREAPPLICATION/APPLICATION WAS MADE AVAILABLE TO THE STATE EXECUTIVE ORDER 12372 PROCESS FOR REVIEW ON DATE: August 3, 2011	
b. Applicant	\$.00	b. No. <input type="checkbox"/> PROGRAM IS NOT COVERED BY E. O. 12372	
c. State	\$.00	<input type="checkbox"/> OR PROGRAM HAS NOT BEEN SELECTED BY STATE FOR REVIEW	
d. Local	\$.00		
e. Other	\$.00		
f. Program Income	\$ 50,000.00	17. IS THE APPLICANT DELINQUENT ON ANY FEDERAL DEBT? <input type="checkbox"/> Yes If "Yes" attach an explanation. <input checked="" type="checkbox"/> No	
g. TOTAL	\$ 6,188,977.00		
18. TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL DATA IN THIS APPLICATION/PREAPPLICATION ARE TRUE AND CORRECT. THE DOCUMENT HAS BEEN DULY AUTHORIZED BY THE GOVERNING BODY OF THE APPLICANT AND THE APPLICANT WILL COMPLY WITH THE ATTACHED ASSURANCES IF THE ASSISTANCE IS AWARDED.			
a. Authorized Representative			
Prefix Ms.	First Name Karen	Middle Name	
Last Name Marcus		Suffix	
b. Title Chair, Palm Beach County Board of County Commissioners		c. Telephone Number (give area code) 561-233-3602	
d. Signature of Authorized Representative		e. Date Signed JUL 19 2011	

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APPROVED AS TO FORM AND LEGAL SUFFICIENCY
 Sharon R. B...
 Deputy Clerk
 Standard Form 64 (Rev. 6/2013)
 Prescribed by OMB Circular A-102

R2011-1097

APPLICATION FOR FEDERAL ASSISTANCE

OMB Approved No. 3076-0006

Version 7/03

1. TYPE OF SUBMISSION: Application <input type="checkbox"/> Construction <input checked="" type="checkbox"/> Non-Construction	Pre-application <input type="checkbox"/> Construction <input type="checkbox"/> Non-Construction	2. DATE SUBMITTED August 15, 2011	Applicant Identifier S-11-UC-12-0016
		3. DATE RECEIVED BY STATE	State Application Identifier
		4. DATE RECEIVED BY FEDERAL AGENCY	Federal Identifier

5. APPLICANT INFORMATION	
Legal Name: Palm Beach County Board of County Commissioners	Organizational Unit: Department: Housing and Community Development

Organizational DUNS: 078470481	Division: Planning Section
-----------------------------------	-------------------------------

Address: Street: 100 Australian Avenue, Suite 500	Name and telephone number of person to be contacted on matters involving this application (give area code) Prefix: Mr	First Name: Edward
---	---	-----------------------

City: West Palm Beach	Middle Name W
County: Palm Beach	Last Name Lowery

State: FL	Zip Code 33406	Suffix:
--------------	-------------------	---------

Country: United States of America	Email: elowery@pbcgov.org
--------------------------------------	------------------------------

6. EMPLOYER IDENTIFICATION NUMBER (EIN): 59-6000785	Phone Number (give area code) 561-233-3602	Fax Number (give area code) 561-233-3651
--	---	---

8. TYPE OF APPLICATION: <input type="checkbox"/> New <input checked="" type="checkbox"/> Continuation <input type="checkbox"/> Revision If Revision, enter appropriate letter(s) in box(es) (See back of form for description of letters.) Other (specify)	7. TYPE OF APPLICANT: (See back of form for Application Types) B. County Government Other (specify)
--	---

9. NAME OF FEDERAL AGENCY: Department of Housing and Urban Development

10. CATALOG OF FEDERAL DOMESTIC ASSISTANCE NUMBER: TITLE (Name of Program): Emergency Shelter Grant 14-231	11. DESCRIPTIVE TITLE OF APPLICANT'S PROJECT: Provision of services to the homeless and those at risk of becoming homeless. Activities to include operation and maintenance of emergency shelters/transitional housing and homeless prevention.
---	--

12. AREAS AFFECTED BY PROJECT (Cities, Counties, States, etc.): Palm Beach County, FL (Countywide)

13. PROPOSED PROJECT Start Date: 10/01/2011	Ending Date: 09/30/2012	14. CONGRESSIONAL DISTRICTS OF: a. Applicant 16, 19, 22, 23	b. Project 16, 19, 22, 23
---	----------------------------	---	------------------------------

15. ESTIMATED FUNDING:	16. IS APPLICATION SUBJECT TO REVIEW BY STATE EXECUTIVE ORDER 12372 PROCESS?
a. Federal \$ 297,830.00	a. Yes <input checked="" type="checkbox"/> THIS PREAPPLICATION/APPLICATION WAS MADE AVAILABLE TO THE STATE EXECUTIVE ORDER 12372 PROCESS FOR REVIEW ON DATE: August 3, 2011
b. Applicant \$.00	b. No <input type="checkbox"/> PROGRAM IS NOT COVERED BY E. O. 12372
c. State \$.00	<input type="checkbox"/> OR PROGRAM HAS NOT BEEN SELECTED BY STATE FOR REVIEW
d. Local \$.00	17. IS THE APPLICANT DELINQUENT ON ANY FEDERAL DEBT?
e. Other \$.00	<input type="checkbox"/> Yes If "Yes" attach an explanation. <input checked="" type="checkbox"/> No
f. Program Income \$.00	
g. TOTAL \$ 297,830.00	

18. TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL DATA IN THIS APPLICATION/PREAPPLICATION ARE TRUE AND CORRECT. THE DOCUMENT HAS BEEN DULY AUTHORIZED BY THE GOVERNING BODY OF THE APPLICANT AND THE APPLICANT WILL COMPLY WITH THE ATTACHED ASSURANCES IF THE ASSISTANCE IS AWARDED.

a. Authorized Representative		
Prefix Ms.	First Name Karen	Middle Name
Last Name Marcus	Suffix	
b. Title Chair, Palm Beach County Board of County Commissioners		c. Telephone Number (give area code) 561-233-3602
d. Signature of Authorized Representative		e. Date Signed JUL 19 2011

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APPROVED AS TO FORM AND LEGAL SUFFICIENCY
COUNTY ATTORNEY

Sharon R. Bock, Clerk
Palm Beach County
By: [Signature]
Deputy Clerk



R 2011 M 10 98

OMB Approved No. 3076-0006

Version 7/03

APPLICATION FOR FEDERAL ASSISTANCE

1. TYPE OF SUBMISSION: Application <input type="checkbox"/> Construction <input checked="" type="checkbox"/> Non-Construction	Pre-application <input type="checkbox"/> Construction <input checked="" type="checkbox"/> Non-Construction	2. DATE SUBMITTED August 15, 2011	Applicant Identifier M-11-UC-12-0215
		3. DATE RECEIVED BY STATE	State Application Identifier
		4. DATE RECEIVED BY FEDERAL AGENCY	Federal Identifier

5. APPLICANT INFORMATION

Legal Name: Palm Beach County Board of County Commissioners	Organizational Unit: Department: Housing and Community Development
Organizational DUNS: 078470481	Division: Planning Section
Address: Street: 100 Australian Avenue, Suite 500	Name and telephone number of person to be contacted on matters involving this application (give area code) Prefix: Mr First Name: Edward
City: West Palm Beach	Middle Name W
County: Palm Beach	Last Name Lowery
State: FL Zip Code 33406	Suffix:
Country: United States of America	Email: elowery@pbcgov.org

6. EMPLOYER IDENTIFICATION NUMBER (EIN): 59-6000785	Phone Number (give area code) 561-233-3602	Fax Number (give area code) 561-233-3651
--	---	---

8. TYPE OF APPLICATION: <input type="checkbox"/> New <input checked="" type="checkbox"/> Continuation <input type="checkbox"/> Revision If Revision, enter appropriate letter(s) in box(es) (See back of form for description of letters.) Other (specify) <input type="checkbox"/> <input type="checkbox"/>	7. TYPE OF APPLICANT: (See back of form for Application Types) B. County Government Other (specify)
--	---

10. CATALOG OF FEDERAL DOMESTIC ASSISTANCE NUMBER: 14-239	9. NAME OF FEDERAL AGENCY: Department of Housing and Urban Development
--	---

TITLE (Name of Program): HOME Investment Partnership Program	11. DESCRIPTIVE TITLE OF APPLICANT'S PROJECT: Countywide 1st/2nd Mortgage for First-time Homebuyers Program, Lease-To-Purchase Program, Individual Development Account Program, CHDO activities, CHDO operating expenses, and HOME Program Administration.
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12. AREAS AFFECTED BY PROJECT (Cities, Counties, States, etc.): Palm Beach County, FL (Countywide)	14. CONGRESSIONAL DISTRICTS OF: a. Applicant 16, 19, 22, 23 b. Project 16, 19, 22, 23
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13. PROPOSED PROJECT Start Date: 10/01/2011 Ending Date: 09/30/2012	16. IS APPLICATION SUBJECT TO REVIEW BY STATE EXECUTIVE ORDER 12372 PROCESS? a. Yes <input checked="" type="checkbox"/> THIS PREAPPLICATION/APPLICATION WAS MADE AVAILABLE TO THE STATE EXECUTIVE ORDER 12372 PROCESS FOR REVIEW ON DATE: August 3, 2011 b. No <input type="checkbox"/> PROGRAM IS NOT COVERED BY E. O. 12372 <input type="checkbox"/> OR PROGRAM HAS NOT BEEN SELECTED BY STATE FOR REVIEW
---	---

15. ESTIMATED FUNDING: a. Federal \$ 2,470,504. ⁰⁰ b. Applicant \$. ⁰⁰ c. State \$. ⁰⁰ d. Local \$. ⁰⁰ e. Other \$. ⁰⁰ f. Program Income \$. ⁰⁰ g. TOTAL \$ 2,470,504. ⁰⁰	17. IS THE APPLICANT DELINQUENT ON ANY FEDERAL DEBT? <input type="checkbox"/> Yes If "Yes" attach an explanation. <input checked="" type="checkbox"/> No
--	---

18. TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL DATA IN THIS APPLICATION/PREAPPLICATION ARE TRUE AND CORRECT. THE DOCUMENT HAS BEEN DULY AUTHORIZED BY THE GOVERNING BODY OF THE APPLICANT AND THE APPLICANT WILL COMPLY WITH THE ATTACHED ASSURANCES IF THE ASSISTANCE IS AWARDED.

a. Authorized Representative Prefix Ms. First Name Karen Middle Name Last Name Marcus Suffix	b. Title Chair, Palm Beach County Board of County Commissioners c. Telephone Number (give area code) 561-233-3602
d. Signature of Authorized Representative	e. Date Signed JUL 19 2011

Previous Edition Usable Authorized for Local Reproduction

APPROVED TO FORM AND LEGAL SUFFICIENCY
 Sharon R. Borja
 Palm Beach County
 By *[Signature]*
 Deputy Clerk

Standard Form 524 (Rev. 9-2003) Prescribed by GSA Circular 1152

C. CITIZEN PARTICIPATION - 91.220(b)

1. Summary of the Citizen Participation Process.

The Department of Housing and Community Development's (HCD) Citizen Participation Plan acts as a catalyst and planning instrument to encourage as well as provide a medium for public participation in community development related activities throughout the jurisdiction. Efforts to obtain input directly from interested and/or concerned citizens who live and work in the areas targeted to receive funding make up vital components of the planning process. The Citizen Participation Plan provides citizens the opportunity to comment before, during, and after the preparation of the Action Plan (AP) and when proposing to amend the same. The first Citizen Participation Plan was adopted on July 18, 1995 and last amended July 20, 2010. HCD has a notification, selection, and evaluation process for the CDBG, ESG and HOME Programs.

Notifications of public hearings are advertised via the Palm Beach Post, at HCD's website, and the County calendar with approximately 4-7 days notice. Public hearings are held at different times and locations in the County convenient to citizens. Notices and facilities where meetings are held comply with ADA requirements. The need of non-English speaking residents will be met by making bilingual translators available as requested.

The County's Citizen Participation Plan especially encourages participation by low- and moderate-income persons, particularly those living in slum and blighted areas and in areas where CDBG funds are proposed to be used, and by residents of predominantly low- and moderate income neighborhoods, as defined by Palm Beach County in its Five Year Consolidated Plan, by requesting all applicants of CDBG funding, especially participating municipalities with Target Areas, to include a description of their citizen participation efforts. Palm Beach County also encourages the participation of all its citizens, including minorities and non-English speaking persons, as well as persons with disabilities. It also encourages the participation of local and regional institutions and other organizations (including businesses, developers, and community and faith-based organizations) in the process of developing and implementing the consolidated plan.

As part of the planning process and citizen participation requirements mentioned above, HCD typically initiates the planning process in October of each year. However, for FY 2011-12, the initiation of this process was postponed until March 2011 while HCD awaited directive from County Administration. The Notice of Funding Availability (NOFA) for FY 2011-12 ESG and CDBG Programs was published in The Palm Beach Post and at HCD's website on March 27, 2011. It invited all interested parties to apply for CDBG and ESGP funding and included a notice of two Regional Meetings.

The Regional Meetings were held April 6 & 7 for the Western and Eastern County, respectively. The purpose of the meetings was to discuss the CDBG, HOME, and ESG Programs, to provide technical assistance, and receive any input on community needs. HCD's Planning Section also offers CDBG & ESG technical assistance to all agencies, municipalities, and groups who request such assistance during the application process and year round. In addition, HCD makes itself available for any County municipality requesting our participation in their public meetings.

A public announcement on May 2, 2011 published via the Palm Beach Post and HCD's website advised of the FY 2011-12 CDBG Preliminary Funding Recommendation Committee Meeting, CDBG Selection Committee Meeting, and Draft Action Plan Meeting.

The CDBG Preliminary Funding Recommendation Committee Meeting was held on May 11 & 12, 2011 to implement Phase II of the evaluation process, receive information from applicants regarding their proposal, assign scores and formulate preliminary funding recommendations for public service applications, as well as to discuss the application received from entitlement municipalities. The results of this meeting were provided to the Selection Committee panel who met on May 19, 2011 to make CDBG funding recommendations. The panel was made up of the Assistant County Administrator, HCD's Director and two members of HCD's staff. The County Attorney was present for legal counsel, but was not part of the panel. The funding recommendations resulting from this meeting were published in the County's Draft Action Plan that was submitted to the BCC for approval on July 19, 2011. Prior to the BCC Hearing, HCD held a Draft Action Plan Public Meeting where the draft Plan was presented to the public and comments were solicited. A summary of the Draft Action Plan was published in the Palm Beach Post and on HCD's Website prior to holding the Draft Action Plan Meeting on June 15, 2011 and a public comment period of 30 days was provided prior to the BCC Hearing. A sentence in Spanish and in Creole was added to HCD's ads advising Spanish-speaking and Creole-speaking persons to contact HCD at a specific number if a translator was required to answer questions or comments.

HCD also considered public input received by other County Departments who use alternative public involvement techniques (such as information compiled from the Office of Community Revitalization via public forums). The County encourages the participation of residents of public and assisted housing developments, in the process of developing and implementing the consolidated plan, along with other low-income residents of targeted revitalization areas in which the developments are located. The County shall make an effort to provide information to the public housing agency about consolidated plan activities related to its developments and surrounding communities so that the public housing agency can make this information available at the annual public hearing required for the PHA Plan. Copies of the annual Action Plan are distributed to the housing authorities within the Palm Beach County CDBG program jurisdiction.

2. Summary of Citizen Comments or Views on the Plan.

This Section summarizes the steps taken to facilitate public input, a summary of the public input received, and the actions taken to address comments.

Pursuant to the Citizen Participation Plan, HCD scheduled six meetings at which the public or any interested entity could provide input on the development of the Action Plan. In addition, HCD scheduled three Advisory Board Meetings for the Emergency Shelter Grant (ESG) Program to discuss ESG applications and to make funding recommendations.

- Eastern County Regional Meeting:

Date: April 7, 2011
Time: 2:00 P.M.

Location: 100 Australian Avenue, STE 1-470
West Palm Beach, FL 33406

Purpose:

The purpose of the meeting was to present program information relating to the CDBG, HOME, and ESG Programs, to provide technical assistance concerning proposed activities, and receive any input on housing and community development needs.

Public Input Received:

No public input was received regarding housing and non-housing needs that should be considered for the development of the Action Plan. Staff received technical questions regarding the CDBG and ESG Programs that related to completing the applications for both programs. Specific questions were asked related to supporting documentation, and activity eligibility.

Actions Taken to Address Comments:

Staff addressed all technical questions relating to the CDBG and ESG Programs during the meeting.

• Western County Regional Meeting:

Date: April 6, 2011
Time: 10:00 A.M.
Location: 2976 State Road 15
Belle Glade, FL 33430

Purpose:

The purpose of this meeting was the same as the Eastern County Regional Meeting.

Public Input Received:

No public input was received regarding housing and non-housing needs that should be considered for the development of the Action Plan. Staff received technical support questions regarding the CDBG and ESG Programs relating to the application process, application deadlines, application supporting documents, eligible activities, and economic development activities. Technical Questions received regarding the HOME Program related to funding for Individual Development Accounts, foreclosure prevention funding, and the First-Time Home Buyers Program.

Actions taken to address comments:

Staff addressed all technical questions relating to the CDBG, ESG and HOME Programs during the meeting.

- CDBG Preliminary Funding Recommendation Committee Meeting:

Date: May 11 & 12, 2011
Time: 8:00 A.M. – 5:00 P.M.
Location: 2300 N Jog Rd, VC-1E-60
West Palm Beach, FL 33411

Purpose:

The purpose of this meeting was to implement Phase II of the evaluation process, receive information from applicants regarding their proposal, assign scores and formulate preliminary funding recommendations for public service applications, as well as to discuss applications received from entitlement municipalities.

Public Input Received:

No public input was received regarding housing and non-housing needs that should be considered for the development of the Action Plan. However, public service applicants and municipal applicants who attended the meeting had an opportunity to comment about their proposed projects.

Actions taken to address comments:

Comments given were considered in the preliminary funding recommendations.

- CDBG Funding Recommendation Meeting:

Date: May 19, 2011
Time: 8:00 A.M. – 12:00 P.M.
Location: 100 Australian Avenue, STE 1-470
West Palm Beach, FL 33406

Purpose:

The purpose of this meeting was for a panel comprised of HCD staff and County Administration to review the results of HCD's CDBG Preliminary Funding Recommendation Meeting. The panel reviewed recommendations and comments resulting from the May 11 & 12 Meeting, asked staff for clarification of comments, and made funding recommendations that were presented in the Draft Action Plan to the BCC on July 19.

Public Input Received:

No public input was received regarding housing and non-housing needs that should be considered for the development of the Action Plan.

Actions taken to address comments:

None taken.

- Public Meeting on Draft Action Plan:

Date: June 15, 2011
Time: 1:00 P.M.
Location: Clayton Hutcheson Agricultural Center
Palm Beach County Cooperative Extension Service
559 N. Military Trail
West Palm Beach, FL 33415-1311

Purpose:

The purpose of this meeting was to present the FY 2011-2012 Palm Beach County Draft Action Plan to the public, solicit their comments related to the draft Plan, and receive input on community needs.

Public Input Received:

At the meeting, Christine Campell of The City of Lake Worth asked staff to elaborate on how Palm Beach County meets the needs of homeless in the County.

One Written comment was received by HCD from The City of Riviera Beach regarding the technical support that HCD provided to an applicant from The City prior to the application submission deadline. The letter addressed the City's concern regarding that entity being denied CDBG funding.

Actions taken to address comments:

Staff responded to Ms. Campell by elaborating on the various Homeless Advisory Boards, The Ten Year Plan to End Homelessness, the Continuum of Care, and the efforts of the ESG Advisory Board.

HCD is now preparing a letter to The City of Riviera Beach to provide further clarification on matters related to the technical support provided to the entity from their municipality, and instructions regarding their request to resubmit the application for funding consideration.

- Board of County Commissioners (BCC) Public Hearing:

Date: July 19, 2011
Time: 9:00 A.M.
Location: Government Center
Jane M. Thompson Memorial Chambers 6th Floor
301 North Olive Avenue
West Palm Beach, Florida 33401

Purpose:

The purpose of this hearing was to obtain BCC approval of the Palm Beach County Draft Action Plan for FY 2011-2012 and obtain public input. This meeting concluded the series

of meetings held by Palm Beach County to inform the public of the planning process, the components of the plan, to explain the CDBG, ESG and HOME Programs, and to obtain public input as it relates to the Action Plan.

Public Input Received:

Rick Neuhoff stated that homelessness is a situation no one ever wants to find themselves in, but if any of us were to ever find ourselves in such a situation we want to know that vital programs are funded. He urged the Board to support the staff recommendation to adopt the resolution and approve the Action Plan for fiscal year 2011-12.

Actions taken to address comments:

The Board took into consideration the above comment while deciding their motion.

Emergency Shelter Grant (ESG) Program Advisory Board Meetings

HCD facilitates this series of meetings of the ESG Advisory Board so that they may perform general board duties, such as elections, review ESG applications for funding, interview applicants, and making funding recommendations. The Board is comprised of nine members and two alternates. It meets until the goals of the Board are realized. Their funding recommendations are included in the Draft Action Plan that is submitted to the BCC for final approval.

Meeting 1

Date: May 26, 2011
Time: 2:00 P.M.
Location: 100 Australian Avenue, Suite 4-234
West Palm Beach, FL 33406

Purpose:

The purpose of this meeting was to establish Board member positions and to establish a course of action for reviewing applications and making ESG funding recommendations.

Public Input Received:

No public input was received regarding homeless and homeless prevention issues that should be considered for the development of the Action Plan.

Actions taken to address comments:

N/A

Meeting 2

Date: June 2, 2011
Time: 3:00 P.M. – 6:00 P.M
Location: 100 Australian Avenue, STE 1-470
West Palm Beach, FL 33406

Purpose:

The purpose of this meeting was to hear ESG applicant presentations and for the Board to discuss the individual applications for funding.

Public Input Received:

No public input was received regarding homeless and homeless prevention issues that should be considered for the development of the Action Plan.

Actions taken to address comments:

N/A

Meeting 3

Date: June 7, 2011
Time: 3:00 P.M.
Location: 100 Australian Avenue, Suite 4-234
West Palm Beach, FL 33406

Purpose:

The purpose of this meeting was to make funding recommendation for the FY 2011-12 ESG Program.

Public Input Received:

No public input was received regarding homeless and homeless prevention issues that should be considered for the development of the Action Plan.

Actions taken to address comments:

N/A

3. Explanation of Comments Not Accepted

All comments received, both oral and written, were accepted by HCD.

D. RESOURCES - 91.220(c)(1) and (c)(2)

1. Federal, State, and Local Resources Expected to be Received

This section identifies the Federal and Non-Federal Resources reasonably expected to be made available during FY 2011-2012 to address priority needs and specific objectives as identified in the Five-Year Consolidated Plan. The table below provides a summary of the activities by objective that will be conducted during FY 2011-2012 as addressed in the Consolidated Plan. A breakdown of funding resources is outlined in Tables D-1 through D-7.

Objective Number	Objective Description
1.1.a	Production of new affordable rental housing
1.1.b	Acquisition of residential properties to create rental units
1.3.a	Rental Assistance
2.1.a	Acquisition of existing owner housing
2.2.a	Rehabilitation of existing owner units
2.3.a	Homeownership Assistance
2.4	Improve access to affordable housing for minorities
3.1	Increase the number of homeless persons moving into permanent housing
3.2	Provide services including temporary and transitional housing to homeless persons
3.3	Assist persons at risk of becoming homeless
4.1	Increase range of housing options and related services for persons with special needs
5.2.a	Demolition and Clearance
5.2.d.	Consult with SHPO for eligible residential structures, and vacant land
6.a	Fund water/sewer projects
6.b	Fund street improvement projects
6.c	Fund sidewalk projects
6.e	Fund flood and drainage projects
7.h	Fund neighborhood/multipurpose facilities
8.1.b	Fund projects that service the disabled
8.1.c	Fund youth services projects
8.1.d	Fund child care services
8.1.g	Fund health service projects
8.1.i	Fund domestic violence service projects
8.1.j	Fund abused and neglected children service projects
8.1.k	Housing related services
8.1.l	Homeless services
9.2.b	Economic development assistance to businesses and access to capital/credit for development

a. Formula Grants

HCD expects to receive federal funds during FY 2011-2012 under the following three (3) Entitlement Grant Programs: Community Development Block Grant (CDBG) in the estimated amount of \$6,138,977; Emergency Shelter Grant Program (ESGP) in the estimated amount of \$297,830; and Home Investment Partnership (HOME) in the estimated amount of \$2,470,504. These Entitlement Grants are allocated by the U.S. Department of Housing and Urban Development (HUD) on a formula basis to each eligible entitlement jurisdiction. Total funding in the amount of \$8,907,311 are reasonably expected to be received during FY 2011-2012. This includes CDBG program income projected at \$50,000.

i. Community Development Block Grant

The CDBG program provides annual grants on a formula basis to entitled cities and counties to develop viable urban communities by providing decent housing, a suitable living environment, and by expanding economic opportunities, principally for low- and moderate- income persons.

Palm Beach County has been allocated an estimated \$6,138,977 as its entitlement for FY 2011-2012. Palm Beach County uses CDBG funds for a Housing Rehabilitation Program, Demolition and Clearance Program, Public Service Activities, Public Facilities, Infrastructure Improvements, Project Implementation, Program Administration, and the Economic Development Program. Anticipated program income of \$50,000 will be allocated to the Countywide Demolition and Clearance Program. More detailed description of the County's CDBG Program and Local Entitlement methodology can be found in Appendix I.

ii. Emergency Shelter Grant Program

The objectives of the Emergency Shelter Grant Program are to: ensure that emergency and transitional shelter facilities are operated at a level which provides quality service; and help to prevent homelessness. Palm Beach County has been allocated a partial amount of \$297,830 from U.S. HUD through an entitlement formula under the ESG Program for FY 2011-2012. Once HUD has published the regulations for the new Emergency Solutions Grant program, additional funds will be available for FY 2011-2012. Palm Beach County's ESG Program focuses on assisting non-profit service-provider agencies with funds for operations and maintenance of emergency shelter and transitional housing, and for homeless prevention activities, as defined by ESGP regulations.

iii. Home Investment Partnership (HOME)

The HOME program was created by the 1990 Cranston-Gonzalez National Affordable Housing Act. The purpose of this program is to allocate funds to eligible participating jurisdictions to strengthen public/private partnerships for the provision of affordable housing opportunities for low-and very low- income households.

A sum of \$2,470,504 is anticipated to be allocated to Palm Beach County as an entitlement under the HOME program for FY 2011-2012. The HOME Program allocation will be used to fund Community Housing Development Organization (CHDO) Administered Activities, Countywide First Mortgage Loan and Second Mortgage Loan Program, CHDO Operating Expenses, Individual Development Accounts, Lease With Option to Buy Program, and Program Administration.

TABLE D-1 Formula Grants	
Formula Grants	
Source	Amount
Community Development Block Grant (CDBG) Funds for housing, infrastructure, public facilities, public services, economic development, planning, and activity delivery are carried out by HCD, municipalities, non-profit agencies, and businesses. Activities must meet a national objective. Includes \$50,000 in estimated program income.	\$6,138,977
Home Investment Partnership (HOME) Funds for CHDO-administered activities, HCD-administered countywide First-Time Homebuyer Program, Individual Development Accounts, Lease with Option to Buy Program, CHDO expenses, multi-family rental housing, and administration.	\$2,470,504
Emergency Shelter Grant Program (ESGP) Funds to non-profit agencies for the operation and maintenance of emergency shelter and transitional housing and homeless prevention activities.	\$297,830
Total Formula Grants and Program Income See Table D-2 below	\$8,907,311

Table D-2 Summary of Formula Grants and Program Income	
Formula Grants (includes reallocated funds)	\$8,907,311
Unprogrammed Prior Year's Income not previously reported	\$0
Surplus Funds	\$0
Return of Grant Funds	\$0
Total Estimated Program Income: CDBG SF Rehab Loan Repayment	\$50,000
TOTAL	\$8,957,311

b. Other Federal Resources

In addition to the aforementioned Entitlement Grants expected to be received by Palm Beach County on a formula basis during FY 2011-2012, the following Federal resources are expected to be available to agencies within the County during FY 2011-2012:

- Public Housing Authority Funding - Comprehensive Grant and Capital Fund
- Public Housing Operating Subsidy
- Rural Development Rental Assistance Program (RDRAP)
- Continuum of Care
- Emergency Food and Shelter Program

- Ryan White Title I
- Neighborhood Stabilization Program 3 (NSP-3)
- Section 108 Loan Guarantee Program and Brownfield Economic Development Initiative

Table D-3 Other Federal Funds	
Source(s)	Amount
Public Housing Authorities, Comprehensive Grant and Capital Fund, Public Housing Operating Subsidy, Rural Development Rental Assistance Program, Detailed in Table D-4	\$16,703,231
Continuum of Care	\$4,698,760
Emergency Food and Shelter Program, provision of “other shelter” (motels or halfway houses) for homeless families	\$160,000
Ryan White Part A (PBC Community Services Department) Funding for non-profit	\$3,559,479
Neighborhood Stabilization Program 3 (NSP-3) First and Second Mortgages, Residential Redevelopment (acquisition and rehab), Neighborhood Redevelopment.	\$11,264,172
Section 108 Loan Guarantee Program and Brownfield Economic Development Initiative	\$5,077,568
Total Other Federal Funds	\$41,463,210
TOTAL FEDERAL RESOURCES	\$50,420,521

i. Public Housing Authority Funding

The Comprehensive Grant Program (CGP) is a competitive grant which may be accessed by public housing authorities with less than 250 units and is specifically earmarked for rehabilitation and capital improvements. The Capital Fund (CF) is designed for public housing authorities with 250 or more units.

The CGP and the CF were designed to provide Public Housing Authorities with funds to enable them to make physical and managerial improvements that will:

- Correct physical deficiencies in structures;
- Upgrade living conditions of residents; and
- Achieve improved operating efficiency.

An estimate of the total amount of these funds which the housing authorities may receive for the Fiscal Year 2011-2012 is shown in Table D-4.

Table D-4 Housing Authority Funding Sources FY 2011-2012			
Housing Authority	Capital Fund	RDRAP	Other
Pahokee	\$898,079	N/A	Public Housing Operating Subsidy- \$1,965,786 CDBG Disaster Grant (DRI#3)- \$1,600,580 Neighborhood Stabilization Program (NSP #3) - \$1,408,021
Palm Beach County	\$829,241	N/A	Public Housing Operating Subsidy- \$1,198,350 Neighborhood Stabilization Program (NSP #3) - \$1,408,021 CDBG Drexel House Grant - \$45,000 FSS Coordinator Grant - \$168,261
Riviera Beach	N/A	N/A	\$0
Belle Glade	N/A	\$515,000 (USDA/ RDRAP)	USDA Repair and Rebuild Funds - \$5,200,000 Hurricane Windows and Doors (DRI #3)- \$1,466,892
TOTAL PHA FUNDING			\$16,703,231

The Belle Glade Housing Authority does not receive funding from HUD, and consequently, does not participate in the Capital Fund or the Comprehensive Improvement Assistance Program. Because of its location within a major agricultural area and its specialization in providing affordable housing to farm workers and their families, the Belle Glade Housing Authority is funded by the US Department of Agriculture, Rural Housing Service, through the Rural Development Rental Assistance Program (RDRAP).

Section 8 voucher and certificate programs were designed to provide rental assistance to very low income families (at or below fifty percent (50%) of the median income). Voucher/certificate recipients are required to provide the difference between the subsidy and the rental price. The total vouchers/certificates held by housing authorities within the Palm Beach County CDBG jurisdiction are displayed in Table D-5.

Table D-5 Housing Authorities and Voucher/Certificate Program		
Housing Authority	Types of Voucher/Certificates	Number of Vouchers and Value
Pahokee	Section 8	76/\$668,349
Palm Beach County	Section 8: including the Family Unification Program (FUP)	2,012/\$18,764,622 which includes FUP (258/\$2,088,642)
TOTAL		2,088/ \$18,830,971

ii. Continuum of Care Competitively Awarded Homeless Programs:

The U.S. Department of Housing and Urban Development (HUD) published a Notice of Funding Availability (NOFA) in April 2010 for the 2010 Continuum of Care Homeless Assistance program. Funds were available under three programs to create community systems for combating homelessness. These programs are Supportive Housing (SHP), Shelter Plus Care (S+C) and Section 8 Moderate Rehabilitation for Single Room Occupancy (SRO) Dwellings for Homeless Individuals.

Palm Beach County's application to the HUD NOFA resulted in eleven (11) agencies (operating twenty (21) projects) being awarded funding under the 2010 SuperNOFA. These agencies are shown on Table D-6 below:

Table D-6 Continuum of Care Competitively Awarded Homeless Programs		
Agency	Project	Funding
211 Palm Beach Treasure Coast/HMIS	SHP	\$134,441
211 Palm Beach Treasure Coast/HMIS(2)	SHP	\$20,636
Adopt-A-Family/Bridges to Success	SHP	\$207,038
Adopt-A-Family/Project Safe II	SHP	\$207,811
Aid to Victims of Domestic Violence/Casa Vesgo	SHP	\$106,540
Children's Home Society/ Transitions Home	SHP	\$129,156
Gulfstream Goodwill/ New Avenues	SHP	\$403,568
Gulfstream Goodwill Industries/ Project Succeed 1	SHP	\$184,029
Gulfstream Goodwill Industries/ Project Succeed 4	SHP	\$607,322
Gulfstream Goodwill Industries/ Project Succeed II	SHP	\$198,867
Housing Partnerships/ Recovery Village Plus	SHP	\$62,587
Oakwood Center of the Palm Beaches/Haven House	SHP	\$386,104
Oakwood Center of the Palm Beaches/ Project Home II	SHP	\$132,255
Oakwood Center of the Palm Beaches/ Project Home III	SHP	\$137,615
Palm Beach County Board of County Commissioners	S+C	\$191,880
Palm Beach County Board of County Commissioners/ Flagler Project	S+C	\$217,464
Palm Beach County Board of County Commissioners/	SHP	\$442,158

Project Home/ Project SUCCESS		
The Lord's Place/ Joshua House	SHP	\$182,984
The Lord's Place/ Project Family Care	SHP	\$283,023
The Salvation Army/ Center of Hope Transitional Housing	SHP	\$233,735
YWCA of PBC/ Harmony House West	SHP	\$229,547
TOTAL		\$4,698,760

iii. Other Federal Resources

Emergency Food and Shelter Program (EFSP)

The Palm Beach County Division of Human Services is awarded EFSP funds on an annual basis to provide rent/mortgage assistance and to place single adults, male and female, in emergency shelters. The Division expects to receive \$160,000 under this program for FY 2011.

Ryan White Part A

The Palm Beach County Department of Community Services administers Ryan White Part A. Services are provided through agreements or contracts with agencies who serve the HIV/AIDS community. Provided services consist of medical case management, outpatient medical and dental care, treatment education/outreach, food bank, home delivered meals, medical transportation, home health care, legal services, mental health therapy/counseling, emergency assistance, substance abuse treatment/counseling, specialty outpatient, labs, and pharmacy. At the time of this report, the County's final Ryan White Part A entitlement is unknown; however, the Department has already received a partial award (39% of the amount received in FY 2010-11) totaling \$3,559,479 for program year 2011-2012. It is anticipated that the County may receive 100% of the funding for FY 2010-2011, the total amounted to \$9,058,569 including \$619,106 in MAI (Minority AIDS Initiative) funding.

b. Local Resources

A total of \$28,141,520 has been identified from local sources to compliment the Federal funds which will be available to implement Community Development programs outlined under this FY 2011-2012 Action Plan:

Table D-7 Local Resources	
Source	Amount
Financially Assisted Agencies (FAA) (PBC Department of Community Services) Funding for the prevention/intervention, treatment and emergency services for substance abuse and mental health services, independent living and support services for people/families with special needs or disabilities, domestic abuse, emergency and shelter services for women, children, and families, and human service programs supportive of the Health and Human Services Element of the Comprehensive Plan. Funding will not be final until after public budget hearings in July 2011	TBD
Palm Beach County Housing Finance Authority	\$28,000,000

Homeownership assistance for individuals through the sale of tax free revenue bonds and low-interest mortgages for development of multi-family rental projects.	
Palm Beach County Ad Valorem	\$141,520
Total Local Resources	\$28,141,520
GRAND TOTAL	\$TBD

Financially Assisted Agencies (FAA)

The Palm Beach County Department of Community Affairs provides financial assistance to community based organizations toward prevention/intervention, treatment and emergency services for substance abuse and mental health services; independent living and support services for people/families with special needs or disabilities; domestic abuse, emergency and shelter services for women, children, and families; and human service programs supportive of the Health and Human Services Element of the Palm Beach County Comprehensive Plan. Funding will not be final until after public budget hearings in July 2011.

Palm Beach County Housing Finance Authority

The Housing Finance Authority was created by the Palm Beach County Board of County Commissioners to help alleviate a shortage of housing at prices and rentals that many persons and families can afford. Through the issuance of tax-exempt housing revenue bonds, the Authority makes available 30-year fixed rate mortgage loans at below conventional market rates for low- to middle-income persons for the purchase of newly constructed or existing homes. Additionally, the Authority issues tax exempt bonds for the development or acquisition and rehabilitation of multifamily rental housing complexes. A portion of the units are required to be set aside by the developers for low-income persons and families.

Palm Beach County Ad Valorem

In order to cover unfunded mandates from the State of Florida, HCD is requesting \$141,520 in ad valorem funds to pay for two professional positions to carry out the administration of such unfunded programs.

c. Other Resources

Low-Income Housing Tax Credit

The Housing Credit program provides for-profit and nonprofit developers with a dollar-for-dollar reduction in federal tax liability in exchange for the development of affordable rental housing. Annually, the U.S. Department of Treasury allocates tax credit to each state. Each state designates an agency (usually the housing finance agency) to administer the tax credit program. In Florida, the program is administered by the Florida Housing Finance Corporation. The State allocates tax credits to qualified projects through statewide competitive application process; therefore, one cannot project the amount of low-income housing tax credit funding that will be allocated to projects within Palm Beach County.

Support of Federal Application by other Entities:

In an effort to expand the strategy of employing federal funds to address specific needs and objectives identified in the Five-Year Consolidated Plan, Palm Beach County will support applications for assistance by other public, private, and non-profit entities within the jurisdiction of Palm Beach County. HCD will provide Certifications of Consistency with the Consolidated Plan pursuant to 24 CFR 91.510 to other agencies that are requesting financial assistance from HUD.

2. Federal Resources Expected to be Received Under ARRA and HERA

During FY 2010-11, Palm Beach County reported the receipt of \$99,389,909 from 12 programs funded under HERA and ARRA that address a priority need identified in the Consolidated Plan. Since then, Palm Beach County has received an additional \$11,264,172 in the third round of Neighborhood Stabilization Program funding known as NSP 3, under the Dodd-Frank Wall Street Reform and Consumer Protection Act of 2010 (Dodd-Frank Act).

A total of \$88,964,512 in NSP funding was made available to the County through three separate allocations. Implementation of the NSP 1 and NSP 2 programs began during 2009 and 2010 respectively and total funding for these two programs must be expended by early 2013. Funding for the NSP 3 program was received in March 2011 (FY 2010-11).

Other HERA funds directly administered by or passed through HCD include the Community Development Block Grant Recovery Program (CDBG-R) and the Homeless Prevention and Rapid Re-housing Program (HPRP). HCD expects that the funding to both these programs as well as NSP 1 will be exhausted sometime during FY 2011-12.

NSP Funding Received by HCD that are Used to Address Identified Priority Needs

Grant Title	Amount received	Activity	Priority Need Addressed By Activity	Priority Ranking
Neighborhood Stabilization Program 2	\$50,000,000	Under the 2 nd Mortgage Loan Program, a sum of \$2.29 million was set aside for acquisition of single-family homes by households with incomes at or below 50% of the AMI.	Acquisition of homeownership housing unit for persons with income at or below 50% of the AMI.	H
		Under the 2 nd Mortgage Loan Program, a sum of \$6.86 million was set aside for acquisition of single-family homes by households with incomes between 51% and 120% of the AMI.	Acquisition of homeownership housing units for persons with incomes at or below 80% of the AMI. (This was assigned both a High and a Medium	H, M

Grant Title	Amount received	Activity	Priority Need Addressed By Activity	Priority Ranking
			Priority depending on if the beneficiary was a small related household or a large related household.	
		Under the Residential Redevelopment Grant Program, a sum of \$6,362,412 will be used to purchase and rehabilitate homeownership and rental housing units which will be sold/leased to households with incomes at or below 50% of AMI.	Acquisition of rental and homeownership housing units for persons with income at or below 50% of the AMI.	H
		Under the Residential Redevelopment Grant Program, a sum of \$6,362,412 will be used to purchase and rehabilitate homeownership and rental housing units which will be sold/leased to households with incomes between 51% and 80% of the AMI.	Acquisition of rental and homeownership housing units for persons with income at or below 80% of the AMI. Homeowners classified as small related households under this income groups are assigned a High Priority. Those classified as large related households are assigned a Medium Priority. Renters are assigned a Medium Priority.	H,M

Grant Title	Amount received	Activity	Priority Need Addressed By Activity	Priority Ranking
		Under the Neighborhood Rental Redevelopment Loan Program a sum of \$13.13 million will be assigned to redevelop vacant properties as affordable rental units. At least \$7.16 million will be used to benefit households whose incomes do not exceed 50% of the AMI, and \$5.96 million of this amount will be used to benefit households with incomes of 30% or less of the AMI.	Construction of rental housing unit for persons with income at or below 50% of the AMI. Construction of rental housing unit for persons who were formerly homeless.	H
		Under the Neighborhood Rental Redevelopment Loan Program a sum of \$10.74 million will be used to benefit renter households whose incomes is between 51% and 120% of the AMI.	Construction of rental housing unit for persons with income at or below 80% of the AMI.	M
Neighborhood Stabilization Program 3	\$11,264,172	Under the First and Second Mortgage program, a sum of \$7.32 million was assigned for the provision of first and second mortgages for acquisition and rehabilitation of housing units by households with incomes at or below 120% of the AMI.	Acquisition of homeownership housing units for persons with incomes at or below 80% of the AMI.	M
		\$1,408,021 for the purchase and rehabilitation of rental housing units for households with incomes at or below 50% of AMI.	Acquisition of rental housing units for persons with income at or below 50% of the AMI.	H
		\$1,408,021 for the redevelopment of vacant properties as affordable rental housing for households with income at or below 50% of the AMI.	Construction of rental housing units for persons with income at or below 50% of the AMI.	H
TOTAL	\$61,264,172			

3. Coordination of CPD Funding

The Energy Efficiency and Conservation Block Grant is being administered by Palm Beach County Office of Economic Development (EDO) while the CPD funds (namely, CDBG, ESGP and HOME) are, with the exception of the annual allocation for economic development activities, administered by Palm Beach County Department of Housing and Community Development (HCD). Despite this, there is some degree of coordination between the CPD funding administered by HCD and the Energy Department's funding administered by EDO. First, within the context of the County's organizational Structure, both EDO and HCD are overseen by the same Assistant County Administrator who always strives to utilize the resources of each department to complement each other. In terms of implementation, both the CPD funds and the Energy Efficiency and Conservation Block Grant are focused on improving public facilities and on creating/retaining jobs.

In relation to programs funded under the Department of Labor Workforce Investment Act Programs, in the County, these are administered by the Palm Beach County Workforce Alliance which is a part of 24 Regions established in the State of Florida by the Governor to implement these types of programs. Palm Beach County Government does not receive any funding directly from the Department of Labor to carry out any program funded under the Workforce investment Act. The Workforce Alliance, Inc. is a private, non-profit organization which serves as the catalyst for overseeing a workforce development system. Its overall goal is to provide employers and job seekers with innovative and comprehensive services that will lead to business and personal success. It is charged with the stewardship of federal and state workforce development dollars in Palm Beach County.

Palm Beach County Workforce Alliance receives funding under the Workforce Investment Act through the State of Florida. Currently it is funded under the following Programs: Adult Employment Training Program; Dislocated Worker Employment and Training Activities, among others. The adult program aims to increase employment, job retention, earnings, and career advancement of workers. The Dislocated Workers Program assists workers who have been laid off or have been notified that they will be terminated or laid off. Under its economic development programs funded by CDBG or Section 108, the County advises businesses funded that they should seek to acquire any workers needed from the Workforce Alliance. This practice has ensured some coordination between CPD Programs (notably CDBG and Section 108) and the Department of Labor funded Workforce investment Act Programs.

4. Leveraging of Resources

Leveraging is used to assist with the financing of affordable housing and community development activities in Palm Beach County and acts as a way to stretch federal funds and promote partnerships between the public and private sectors. According to the United States General Accountability Office, leveraging is either mandatory under programs that require program dollars be matched with other funds, or required because program dollars are limited and participating communities or other recipients need to seek additional funds.

It is required under the HOME Program that each participating jurisdiction must make a

matching contribution toward affordable housing during the fiscal year. The requirement states that not less than twenty-five percent (25%) of a community’s annual HOME Program allocation be matched with non-federal sources. For FY 2011-12, HCD will satisfy the match requirement by using program income of at least \$525,007 from the Florida State Housing Initiative Partnership (SHIP) to meet the requirement under the HOME Program. For Palm Beach County, the required match will be applied to the following programs: CHDO Administered Activities, Lease with Option to Buy Program, Individual Development Account Program, and the First and/or Second Mortgage Loan Program.

Under the Emergency Shelter Grant Program (ESGP), sub-recipients are required to match the amount allocated toward their activities over the course of the fiscal year. For FY 2011-12, sub-recipients will make cash or in-kind contributions totaling at least \$297,830.

Under the Neighborhood Stabilization Program 2, funding in the amount of \$9,150,000 were allocated under a second mortgage program to assist an estimated 143 eligible homebuyers to purchase foreclosed residential housing units within the Urban Redevelopment Area (URA) of Palm Beach County. This funding amount is proposed to be leveraged against \$10,000,000 in tax-exempt single-family mortgage revenue bonds issue by the Housing Finance Authority of Palm Beach County to promote first mortgage financing to eligible homebuyers.

Under HUD’s Sustainable Communities Planning Grant Program, the agencies that make up the Palm Beach County Continuum of Care Collaborative will be required to provide a cash match toward the amount awarded to agencies by HUD. For FY 2011-12, this amount has not yet been determined.

Table DL-1 summarizes proposed private and non-federal sources for leveraging and match contributions.

Table DL-1 Leveraging Resources		
Program	Leveraging Source	Amount
HOME	Repayable Second Mortgages	TBD
HOME	State Funding (SHIP)	\$525,007
ESG	Cash or in-kind match from sub-recipients	\$297,830
NSP-2	Palm Beach County Housing Finance Authority	\$10,000,000
Continuum of Care Collaborative	Cash Match	TBD
TOTAL		\$ 10,822,837

Palm Beach County Economic Development Office (EDO) provides financial assistance to businesses through the HUD-funded Section 108 Loan Guarantee Program and the Brownfields Economic Development Initiative (BEDI) Grant Program. These programs are designed to create job opportunities for low- to moderate-income individuals through economic development activities. Under the Section 108 Loan Program, borrowers which apply for funding are required to contribute a minimum of 10% of the total project investment. For FY 2011-12, EDO is proposing to process three (3) projects with a total investment of approximately \$5.0M. Table DL-1 identifies the proposed businesses and the amount of investment in the venture:

Table DL-2				
Palm Beach County Economic Development Office				
Section 108 Loan Guarantee Program and Brownfield Economic				
Development Initiative (BEDI)				
Projects	Section 108 Loan	BEDI Grant	Private Investment	Total Investment
Glades Plaza Enterprises – Belle Glade	\$1,412,000	\$0	\$2,711,408	\$4,123,408
Glades Plaza Enterprises – Belle Glade	\$21,000	\$10,181	\$19,723	\$50,904
America’s Sound – Belle Glade	\$587,000	\$180,651	\$135,605	\$903,256
TOTAL	\$2,020,000	\$190,832	\$2,866,736	\$5,077,568

E. ANNUAL OBJECTIVES - 91.220(c)(3)

**Table 3A Supplement
DRAFT COMPREHENSIVE PERFORMANCE MEASUREMENT
TABLE OF HOUSING AND
COMMUNITY DEVELOPMENT OBJECTIVES
2011-2012**

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.

Obj #	Specific Objectives	Income Group	Performance Indicators	Activity Description	Source of Funds	Outcome/ Objective*
1	RENTAL HOUSING OBJECTIVES		HH to be Assisted			
1.1	Increase the supply of affordable rental housing:					DH-2- Affordability of decent housing
	a. Production of new rental units	0-30%	1) 6 HH	1)Pahokee HA – reconstruction of 3 duplexes at McClure Village	1) NSP3 \$1,408,021	
		31-50%	0			
		51-80%	0			
		81-120%	0			
	b. Acquisition of residential properties to create rental units:	0-30%	1) 6 HH	1)PBC HA acquisition/ rehab of 6 properties	1) NSP3 \$1,408,021	
		31-50%	1) 31 HH	1) PBC CLT acquisition / rehab of 11 S/F units, 6 of which will be rented.	1) NSP2 \$11,112,412	
		51-80%	1) 25 HH	1) PBC Neighborhood Renaissance – acquisition/ rehab of 50 S/F units and M/F units for rental		
		81-120%	0			
1.2	Improve the quality of affordable rental housing:					DH-3 Sustainability of decent housing
	a. Rehabilitation of existing rental units	0-30%	0			
		31-50%	0			
		51-80%	0			
		81-20%	0			
1.3	Improve access to affordable rental housing:					DH-1 Availability/Ac cessibility of decent housing
	a. Rental Assistance	0-30%	1) 127 HH	1) PBC HA 3) BG HA	1)Section 8 \$970,247 2) FUP \$104,432 3) USDA	

Obj #	Specific Objectives	Income Group	Performance Indicators	Activity Description	Source of Funds	Outcome/Objective*
					\$27,750	
		31-50%	0			
		51-80%	0			
		81-20%	0			
	TOTAL RENTERS		195 HH			

Obj #	Specific Objectives	Income Group	Performance Indicators	Activity Description	Source of Funds	Outcome/Objective*
2	OWNER HOUSING OBJECTIVES		HH to be Assisted			
2.1	Increase the availability of affordable owner housing					
	a. Production of new owner units	0-30%	0			DH-2 Affordability of decent housing
		31-50%	0			
		51-80-%	0			
		81-120%	0			
	b. Acquisition of existing owner units	0-30%	0	1) PBC CLT acquisition/rehab of S/F units	1)NSP2 \$1,612,413	DH-1 Availability/A ccessibility of decent housing
		31-51%	0			
		51-81%	5 HH			
		81-120%	0			
2.2	Improve the quality of owner housing					DH-3 Sustainability of decent housing
	a. Rehabilitation of existing owner units	0-30%	15 HH	1) CDBG funds to rehab 12 owner-occupied S/F units	1)CDBG \$300,000	
		31-50%	25 HH	2) SHIP funds to provide utility connection assistance to 50 owner-occupied S/F units	2)SHIP \$500,000	
		51-80%	22 HH	3) City of Belle Glade: housing rehab program	3) \$145,117	
		81-120%	0	4) City of Pahokee: housing rehab program	4) 52,595	
2.3	Improve access to affordable owner housing					DH-1 Availability/A ccessibility of decent housing
	a. Homeownership Assistance	0-30%	6 HH	1) HOME Program 1 st and 2 nd mortgages	1)HOME \$2,223,561	
				2) HCD NSP3 Financing Mechanisms 1 st and 2 nd mortgages	2)NSP3 \$7,321,712	
		31-50%	18 HH			
		51-80%	50 HH			
		81-120%	45 HH			
2.4	Improve access to affordable owner housing for minorities	0-120%	Design programs to assist at least 25% minorities.		HOME, NSP, CDBG, HPRP, SHIP, Sec 8	DH-1 & DH-2
	TOTAL OWNERS		186 HH			

Obj #	Specific Objectives	Income Group	Performance Indicators	Activity Description	Source of Funds	Outcome/ Objective*
3	HOMELESS OBJECTIVES		Persons			
3.1	Increase the number of homeless persons moving into permanent housing	0-80%	1) 122 persons	1) Adopt-A-Family housing stabilization program	1) CDBG \$48,622	DH-2 Affordability of decent housing
3.2	Provide services including temporary and transitional housing to homeless persons	0-80%	1) a) 168 b) 124 2) a)95 b) 180 3) 28 4) 16 5) 168 6) 100	1) J.A.Y. Ministries emergency and transitional housing; 2) a)The Salvation Army – transitional housing; b) emergency shelter 3) Vita Nova transitional housing for youth out of foster care 4) Children Home Society transitional housing 5) The Center for Family Services hotel motel vouchers 6) The Lord’s Place emergency shelter	1) a)CDBG \$20,400 b) ESGP \$ 12,000 2) a) CDBG \$14,011; b) ESGP \$25,000 3) CDBG \$25,000 4) ESGP \$21,404 5) ESGP \$19,133.75 6) ESGP \$19,733.75	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%	1) 150 persons 2) 554 3) 285	1) Adopt-A-Family: emergency rent/mortgage assistance 2) Farmworker Coordinating Council rent and utility assistance 3) Children Case Management Organization dba Families First emergency rent and utility payments.	ESGP 1) \$19,133.75 2) \$25,000 3) \$12,000	DH-1 Availability/ Accessibility of decent housing
3.4	End chronic homelessness	0-80%	2) a)95 b) 180	2) a)The Salvation Army – transitional housing; b) emergency shelter	2) a) CDBG \$14,011; b) ESGP \$25,000	DH-1 Availability/ Accessibility of decent housing
	TOTAL HOMELESS					

Obj #	Specific Objectives	Income Group	Performance Indicators	Activity Description	Source of Funds	Outcome/ Objective*
			Persons			
4	Special Needs Objectives					
4.1	Increase range of housing options & related services for persons with special needs	0-80%	1) 150 persons 2) 150 persons	1) The Arc – job coaching and employment services 2) Seagull Industries – case management and job placement.	1) CDBG \$60,755 2) CDBG \$60,336	DH-1 Availability/ Accessibility of decent housing

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.

Obj #	Specific Objectives	Nat'l Obj/ Income Group	Activity Description	Performance Indicators	Source of Funds	Outcome/ Objective*
				Type/ Proposed		
5	COMMUNITY DEVELOPMENT					
5.1	Improve the community through acquisition/disposition/ long term leasing for a public purpose					SL-3 sustainability of suitable living environment
5.2	Improve the community by eliminating blighting influences					
	a. Demolition and Clearance	Spot Blight	CDBG Demolition Program	# of structures to be demolished: 10	CDBG: \$100,000	SL-3 sustainability of suitable living environment
	b. Restore, preserve, document properties of historic architectural, or aesthetic value	Spot blight or low/mod		# of structures to be preserved		SL-3 sustainability of suitable living environment
	c. Fund non-residential historic preservation	Spot blight or low/mod		# of structures to be preserved		SL-3 sustainability of suitable living environment
	d. Consult with SHPO for eligible residential structures, and vacant land	Slum & blight, or low mod	Structures >50 yrs old will be submitted to SHPO prior to rehab or demolition	Number of properties including vacant land to be submitted for review: 17	CDBG NSP	SL-3 & DH-3 sustainability of suitable living environment
6	INFRASTRUCTURE IMPROVEMENT					
	a. Fund water/sewer projects	0-80%	1) PBC Water Utilities South Bay Repump - replacement of motors at the water storage facility 2)PBC Water Utilities Lake Clarke Shores Service Area rehabilitation of sanitary sewer 3)PBC Water Utilities Belvedere Homes installation of modern system. 4) City of Greenacres installation of sewer lines along 10 th Ave. North	Number of persons provided with improved access to the facilities: 1) 3,859 3) 300 4) 18 Number of persons provided with new access to the improvements: 2) 2,546	CDBG 1) \$300,000 2) \$551,229 3) \$300,000 4) \$90,830	SL-3 sustainability of suitable living environment and SL-1 availability/ accessibility to suitable living environment

Obj #	Specific Objectives	Nat'l Obj/ Income Group	Activity Description	Performance Indicators	Source of Funds	Outcome/ Objective*
				Type/ Proposed		
	b. Fund street improvement projects	0-80%	1) City of Riviera Beach reconstruction of street improvements	Number of persons provided with new access to the improvements: 1) 225	CDBG 1) \$200,892	
	c. Fund sidewalk projects	0-80%	1) Town of Jupiter: sidewalks and pedestrian improvements at Pine Gardens North TA 2) City of Lake Worth construction and reconstruction of sidewalks	Number of persons with improved quality of living environment: 1) 1,054 2) undetermined	CDBG 1) \$89,669 2) \$226,253	SL-3 sustainability of suitable living environment
	d. Fund solid waste disposal projects	0-80%		Number of persons provided with new access to the improvements		SL-1 availability/ accessibility to suitable living environment
	e. Fund flood and drainage projects	0-80%	1) PBC Engineering Services: drainage installation and paving at Canton Rd Eastivewe CCRT area 2) PBC OCR: design, drainage installation and paving at Patio Court Narcisuss-Gardenia CCRT area	Number of persons with improved quality of living environment: 1) 48 persons 2) 128 persons	CDBG 1) \$212,151 2) \$67,203	SL-3 sustainability of suitable living environment
	f. Fund tree planting/beautification projects	0-80%	1) Town of Lake Park: installation of irrigation system and sod	Number of persons with improved quality of living environment:	CDBG 1) \$44,606	SL-3 sustainability of suitable living environment

Obj #	Specific Objectives	Nat'l Obj/ Income Group	Activity Description	Performance Indicators	Source of Funds	Outcome/ Objective*
7	PUBLIC FACILITIES OBJECTIVES			Type/ Proposed		
7.1	Improve quality/increase quantity of neighborhood facilities for low-income persons					
	a. Fund senior center projects	0-80%		Number of persons provided with new access to a facility		SL-1 availability/ accessibility to suitable living environment
	b. Fund center for persons with disabilities	0-80%		Number of persons provided with new access to a facility		SL-1 availability/ accessibility to suitable living environment
	c. Fund projects to remove architectural	0=80%		Number of persons provided with		SL-3 sustainability of

Obj #	Specific Objectives	Nat'l Obj/ Income Group	Activity Description	Performance Indicators	Source of Funds	Outcome/ Objective*
				Type/ Proposed		
7	PUBLIC FACILITIES OBJECTIVES					
	barriers			improved quality of living environment		suitable living environment
	d. Fund homeless facilities	0-80%		Number of persons provided with new access to a facility		SL-1 availability/ accessibility to suitable living environment
	e. Fund youth centers	0-80%		Number of persons provided with new access to a facility		SL-1 availability/ accessibility to suitable living environment
	f. Fund child care centers			Number of persons provided with new access to a facility		SL-1 availability/ accessibility to suitable living environment
	g. Fund health care facilities	0-80%		Number of persons provided with new access to a facility		SL-1 availability/ accessibility to suitable living environment
	h. Fund neighborhood/ multipurpose facilities	0-80%	1) City of Belle Glade rehabilitation of Lake Shore Civic Center to replace recreational equipment and undertake structural renovations.	Number of persons provided with a new access to a facility: 5,668 persons		SL-1 availability/ accessibility to suitable living environment
	i. Fund parks and recreational facilities	0-80%		Number of persons provided with new access to a facility		SL-1 availability/ accessibility to suitable living environment
	j. Fund parking facilities	0-80%		Number of persons provided with new access to a facility		SL-1 availability/ accessibility to suitable living environment
	k. Fund other public facilities	0-80%		Number of persons provided with new access to a facility		SL-1 availability/ accessibility to suitable living environment

Obj #	Specific Objectives	Nat'l Obj/ Income Group	Activity Description	Performance Indicators	Source of Funds	Outcome/ Objective*
				Type/Proposed		
8	PUBLIC SERVICES OBJECTIVES					
8.1	Improve quality/ Increase quantity of public service activities for lower income persons					
	a. Fund senior service projects	0-80%		Number of persons with new/ improved access to services		SL-1 availability/ accessibility to suitable living environment
	b. Fund projects that service the disabled	0-80%	1) The Arc: employment training: 150 ;	Number of persons with new/ improved access to services:/	CDBG 1) \$60,755 2) \$32,682	SL-1 availability/ accessibility to suitable living

Obj #	Specific Objectives	Nat'l Obj/ Income Group	Activity Description	Performance Indicators	Source of Funds	Outcome/ Objective*
				Type/Proposed		
			2) CILO: delivery of meals [70 persons] and financial assistance [20 HH]; 3) Seagull Industries: Job placement & case management [145]	445	3) \$60,336	environment
	c. Fund youth services projects	0-80%	1) Children's Case Management dba Families First: assist relative caregivers - 140 persons; 2) West Jupiter Community Group: after school tutorial program: 110 children	Number of persons with new/ improved access to services:/ 250	CDBG 1) \$15,084 2) \$45,252	SL-1 availability/ accessibility to suitable living environment
	d. Fund child care services	0-80%	1) Redlands Christian Migrant Assoc: child care – 110	Number of persons with new/ improved access to services/ 110	CDBG 1) \$26,694	SL-1 availability/ accessibility to suitable living environment
	e. Fund substance abuse service projects	0-80%		Number of persons with new/ improved access to services		SL-1 availability/ accessibility to suitable living environment
	f. Fund employment/ training service projects	0-80%		Number of persons with new/ improved access to services		SL-1 availability/ accessibility to suitable living environment
	g. Fund health service projects	0-80%	1) Sickle Cell Foundation: supportive services (144) and educational outreach (576) 2) CCCNet dba FoundCare Health Center: operational expenses of the center to provide health services : 6,500 persons	Number of persons with new/ improved access to services/ 7,220	CDBG 1) \$39,375 2) \$50,439	SL-1 availability/ accessibility to suitable living environment
	h. Fund crime/awareness prevention projects			Number of persons with new/ improved access to services		SL-1 availability/ accessibility to suitable living environment
	i. Fund domestic violence service projects	0-80%	1) Aid to Victims of Domestic Abuse AVDA 2) YWCA	Number of persons with new/ improved access to services/ 1) CDBG: 32 ESGP: 1) 260 2) 446	CDBG 1) \$42,458 ESGP 1) \$25,000 2) \$25,000	SL-1 availability/ accessibility to suitable living environment
	j. Fund abused and neglected children service projects	0-80%	1) Children's Place at Home Safe: emergency shelter and specialized care: CDBG 90;	Number of persons with new/ improved access to services/ CDBG 134 ESGP	CDBG 1) \$51,746 2) \$31,844 ESGP	SL-1 availability/ accessibility to suitable living environment

Obj #	Specific Objectives	Nat'l Obj/ Income Group	Activity Description	Performance Indicators	Source of Funds	Outcome/ Objective*
				Type/Proposed		
			ESGP 90 2) Place of Hope: case management for children in foster care: 44		1) ESGP \$25,000	
	k. Housing related services	0-80%	1) Consumer Credit Counseling dba CredAbility*: housing/credit counseling- 1,164 2) Urban League : comprehensive housing counseling program- 800 persons 3) Legal Aid Society: fair housing counseling : 700	Number of persons with new/ improved access to services/ 2,664	CDBG 1) \$18,750 2) \$42,930 3) \$159,220	SL-1 availability/ accessibility to suitable living environment
	l. Homeless services	0-80%	1) Adopt-A-Family: Housing stabilization program rental subsidy: 38 families 2) Children's Home Society: case management teen transitional housing – 15 3) Faith, Love, Hope, Charity* – emergency shelter for homeless veterans – CDBG 42 ESGP 132 4) J.A.Y. Ministries : emergency shelter for homeless – 44 and for ex-offenders – 124 5) Lord's Place: Job training and placement for homeless- 81 6) Vita Nova – case management for young adults in transitional housing - 28	Number of persons with new/ improved access to services/ CDBG 372 ESGP 132	CDBG 1) \$48,622 2) \$59,204 3) \$22,400 4) \$20,400 5) \$53,625 6) \$25,000 ESGP 3) \$25,000	SL-1 availability/ accessibility to suitable living environment

* With conditions.

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.

Obj #	Specific Objectives	Nat'l Obj/ Income Group	Activity Description	Performance Indicators	Source of Funds	Outcome/ Objective*
				Type/ Proposed		
9	ECONOMIC OPPORTUNITIES OBJECTIVES					
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	0-80%		Number of jobs created or retained		EO-3 Sustainability to create economic opportunity
	b. Economic development assistance to businesses and access to capital/credit for development	0-80%	1) Oxygen Development Palm Springs 2) Donia Roberts PA, Belle Glade 3) Ameliascapes 4) F&T Belle Glade 5) Glades Plaza Enterprises Sec 6) Glades Plaza 7) Enterprises America's Sound	Number of businesses assisted/ Number of jobs created/ retained: 1) 400 jobs 2) 8 jobs 3) 6 jobs 4) 8 jobs 5) 43 jobs 6) 3 jobs 7) 17 jobs	Section 108 1)\$5,948,000 2) \$395,642 3) \$198,000 4) \$257, 000 5) \$1,412,000 6) \$ 21,000 & BEDI \$10,181 7) \$587,000 & BEDI \$180,651	EO-1 & EO-3 availability/ accessibility to create economic opportunity & Sustainability to create economic opportunity
	c. Establishment, stabilization and expansion of small businesses (including micro businesses)	0-80%		Number of businesses		EO-3 Sustainability to create economic opportunity
	d. The provision of public services concerned with employment	0-80%				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	0-80%				EO-1 availability/ accessibility to create economic opportunity

Obj #	Specific Objectives	Nat'l Obj/ Income Group	Activity Description	Performance Indicators	Source of Funds	Outcome/ Objective*
				Type/ Proposed		
	the Plan.					
	f. Availability of mortgage financing for low income persons at reasonable rates using non-discriminatory lending practices					EO-2 Affordability to create economic opportunities
10	OTHER OBJECTIVES					

***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

F. DESCRIPTION OF ACTIVITIES TO BE UNDERTAKEN – 91.220(d) and (e)

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Homeless/HIV/AIDS

Project

Adopt-A-Family of the Palm Beaches

Activity

Adopt-A-Family of the Palm Beaches - Homeless Prevention

Description

Emergency rent/mortgage assistance for 50 households at risk of becoming homeless.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address): 1712 2nd Avenue North

(City, State, Zip Code): Lake Worth, FL 33460

Specific Objective Number DH-2	Project ID 1	Funding Sources: CDBG _____ ESG <u>\$19,133.75</u> HOME _____ HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total <u>\$19,133.75</u>
HUD Matrix Code 03T	CDBG Citation N/A	
Type of Recipient Non-profit	CDBG National Objective N/A	
Start Date (mm/dd/yyyy) 10/1/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator People	Annual Units 150	
Local ID	Units Upon Completion 150	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Homeless/HIV/AIDS

Project
Adopt-A-Family of the Palm Beaches, Inc.

Activity
Adopt-A-Family - Housing Stabilization Program

Description
Provision of emergency financial assistance in the form of rent/utility subsidies to 38 homeless families or 122 individuals.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Countywide
(Street Address): 1712 2nd Avenue North
(City, State, Zip Code): Lake Worth, FL 33460

Specific Objective Number DH-2	Project ID 2	Funding Sources: CDBG <u>\$48,622</u> ESG _____ HOME _____ HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total <u>\$48,622</u>
HUD Matrix Code 05S	CDBG Citation 570.204	
Type of Recipient Non-profit	CDBG National Objective 570.208(a)(2)(i)(B)	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator People	Annual Units 122	
Local ID	Units Upon Completion 122	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Homeless/HIV/AIDS

Project
Aid to Victims of Domestic Abuse, Inc.

Activity
Aid to Victims of Domestic Abuse, Inc. - Emergency Shelter

Description
Operation and maintenance of an emergency shelter which provides residential services, counseling services, and crisis intervention to victims of domestic abuse and their children. The activity will serve 144 unduplicated individuals.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Countywide
(Street Address): Confidential location
(City, State, Zip Code):

Specific Objective Number <u>SL-1</u>	Project ID <u>3</u>	Funding Sources: CDBG ESG <u>\$25,000</u> HOME HOPWA Total Formula Prior Year Funds Assisted Housing PHA Other Funding Total <u>\$25,000</u>
HUD Matrix Code <u>03T</u>	CDBG Citation <u>N/A</u>	
Type of Recipient <u>Non-profit</u>	CDBG National Objective <u>N/A</u>	
Start Date (mm/dd/yyyy) <u>10/01/2011</u>	Completion Date (mm/dd/yyyy) <u>9/30/2012</u>	
Performance Indicator <u>People</u>	Annual Units <u>144</u>	
Local ID	Units Upon Completion <u>144</u>	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Homeless/HIV/AIDS

Project
Aid to Victims of Domestic Abuse, Inc.

Activity
Aid to Victims of Domestic Abuse, Inc. - Transitional Housing

Description
Operation of a transitional housing facility providing shelter and supportive services to victims of domestic abuse and their children. The activity will serve 32 persons.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Countywide
(Street Address): Confidential location
(City, State, Zip Code):

Specific Objective Number SL-1	Project ID 4	Funding Sources: CDBG <u>\$42,458</u> ESG _____ HOME _____ HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total <u>\$42,458</u>
HUD Matrix Code 05G	CDBG Citation 570.201(e)	
Type of Recipient Non-profit	CDBG National Objective 570.208(a)(2)(i)(A)	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator People	Annual Units 32	
Local ID	Units Upon Completion 32	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Non-homeless Special Needs

Project
The Arc of Palm Beach County, Inc.

Activity
The Arc of Palm Beach County, Inc. - PAVE Program

Description
Job coaching and employment services to assist developmentally disabled adults clients to obtain competitive or self-employment. The agency will assist 120-150 persons.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Countywide
(Street Address): 720 Park Avenue
(City, State, Zip Code): Riviera Beach, FL 33403

Specific Objective Number	Project ID
EO-1	5
HUD Matrix Code	CDBG Citation
05B	570.201(e)
Type of Recipient	CDBG National Objective
Non-profit	570.208(a)(2)(i)(A)
Start Date (mm/dd/yyyy)	Completion Date (mm/dd/yyyy)
10/01/2011	9/30/2012
Performance Indicator	Annual Units
People	120
Local ID	Units Upon Completion
	120

Funding Sources:

CDBG	\$60,755
ESG	
HOME	
HOPWA	
Total Formula	
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	\$60,755

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Owner Occupied Housing

Project

City of Belle Glade

Activity

City of Belle Glade - Activity Delivery

Description

Activity delivery costs of the City's Community Development Department related to CDBG-funded housing rehabilitations (7) and demolitions (5).

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Belle Glade Target Area

(Street Address): 110 Dr. Martin Luther King Jr. Blvd

(City, State, Zip Code): Belle Glade, FL 33430

Specific Objective Number DH-3	Project ID 6	Funding Sources: CDBG <u>\$145,117</u> ESG _____ HOME _____ HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total <u>\$145,117</u>
HUD Matrix Code 14H	CDBG Citation 570.202	
Type of Recipient Municipality	CDBG National Objective 570.208(a)(3)	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator Housing units	Annual Units 7	
Local ID	Units Upon Completion 5	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Public Facilities

Project
City of Belle Glade

Activity
City of Belle Glade - Lake Shore Civic Center

Description
Reconstruction of recreational improvements at the Lake Shore Civic Center.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
CT 82.01; BG 1-6 & CT 82.02; BG 2
(Street Address): 1224 SW Avenue E Place
(City, State, Zip Code): Belle Glade, FL 33430

Specific Objective Number SL-3	Project ID 7
HUD Matrix Code 03F	CDBG Citation 570.201(c)
Type of Recipient Municipality	CDBG National Objective 570.208(a)(1)
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012
Performance Indicator People	Annual Units 5,668
Local ID	Units Upon Completion 5,668

Funding Sources:

CDBG	\$336,000
ESG	
HOME	
HOPWA	
Total Formula	
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	\$336,000

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Homeless/HIV/AIDS

Project

Center for Family Services of Palm Beach County, Inc.

Activity

Center for Family Services of Palm Beach County, Inc. - Program REACH Emergency Shelter

Description

Utilities, security, general maintenance, repairs, insurance, and program supplies for 168 persons for the emergency shelter at the Pat Reeves Village.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address): 1320 Henrietta Avenue

(City, State, Zip Code): West Palm Beach, FL 33401

Specific Objective Number SL-1	Project ID 8	Funding Sources: CDBG _____ ESG <u>\$19,133.75</u> HOME _____ HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total <u>\$19,133.75</u>
HUD Matrix Code 03T	CDBG Citation N/A	
Type of Recipient Non-profit	CDBG National Objective N/A	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator People	Annual Units 168	
Local ID	Units Upon Completion 168	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Homeless/HIV/AIDS

Project

Children's Case Management Organization dba Families First

Activity

Children's Case Management - Homeless Prevention Program

Description

Provision of hotel/motel vouchers to 40 unduplicated families (120 unduplicated individuals) for up to two weeks of shelter and for food vouchers for those persons receiving the hotel/motel vouchers and direct assistance through the payment of emergency rent and utilities to 95 unduplicated families (285 unduplicated individuals).

Objective category: Suitable Living Environment Decent Housing Economic Opportunity

Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address): 3333 Forest Hill Blvd.

(City, State, Zip Code): West Palm Beach, FL 33406

Specific Objective Number	Project ID
DH-2	9
HUD Matrix Code	CDBG Citation
03T	N/A
Type of Recipient	CDBG National Objective
Non-profit	N/A
Start Date (mm/dd/yyyy)	Completion Date (mm/dd/yyyy)
10/01/2011	9/30/2012
Performance Indicator	Annual Units
People	405
Local ID	Units Upon Completion
	405

Funding Sources:

CDBG	
ESG	\$23,000
HOME	
HOPWA	
Total Formula	
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	\$23,000

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Public Services

Project
Children's Case Management Organization dba Families First

Activity
Children's Case Management - Kin Support Project

Description
Comprehensive home and community based social work and legal services to assist relative caregiver families. The agency plans to assist 35 families or 140 individuals.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Countywide
(Street Address): 3333 Forest Hill Blvd.
(City, State, Zip Code): West Palm Beach, FL 33406

Specific Objective Number	Project ID	Funding Sources: CDBG _____ \$15,084 ESG _____ HOME _____ HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total \$15,084
SL-1	10	
HUD Matrix Code	CDBG Citation	
05D	570.201(e)	
Type of Recipient	CDBG National Objective	
Non-profit	570.208(a)(2)(i)(B)	
Start Date (mm/dd/yyyy)	Completion Date (mm/dd/yyyy)	
10/01/2011	9/30/2012	
Performance Indicator	Annual Units	
People	140	
Local ID	Units Upon Completion	
	140	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Homeless/HIV/AIDS

Project
Children's Home Society of Florida

Activity
Children's Home Society of Florida - Transitions Home

Description
Transitional housing facility for pregnant teens and teen mothers and their children. Providing housing, food, case management, childcare, life skills education, parenting classes, and transportation.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Countywide
(Street Address): 3333 Forest Hill Blvd.
(City, State, Zip Code): West Palm Beach, FL 33406

Specific Objective Number SL-1	Project ID 11
HUD Matrix Code 05	CDBG Citation 570.201(e)
Type of Recipient Non-profit	CDBG National Objective 570.208(a)(2)(i)(A)
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012
Performance Indicator People	Annual Units 15
Local ID	Units Upon Completion 15

Funding Sources:

CDBG	\$59,204
ESG	
HOME	
HOPWA	
Total Formula	
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	\$59,204

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Homeless/HIV/AIDS

Project
Children's Home Society of Florida

Activity
Children's Home Society of Florida - Transitions Home & Safe Harbor Emergency Shelter

Description
Operation of two shelters in Palm Beach County that provide food, shelter and counseling services to homeless youths ages 10 to 19. Safe Harbor is an emergency shelter which serves run-a-way, homeless youths ages 10 to 17. Transitions Home provides transitional housing, education, job preparedness and parenting skills, among others, to pregnant/parenting teen mothers and their babies. Safe Harbor can serve up to 10 persons at any one time (170 unduplicated for the year) and Transitions Home will serve 8 mothers and babies at any one time (12 families or 16 individuals unduplicated for the year). ESGP funds will be used for the provision of food to both shelters.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Countywide
(Street Address): 3335 Forest Hill Blvd.
(City, State, Zip Code): West Palm Beach, FL 33406

Specific Objective Number SL-1	Project ID 12
HUD Matrix Code 03T	CDBG Citation N/A
Type of Recipient Non-profit	CDBG National Objective N/A
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012
Performance Indicator People	Annual Units 186
Local ID	Units Upon Completion 186

Funding Sources:

CDBG	_____
ESG	\$21,404
HOME	_____
HOPWA	_____
Total Formula	_____
Prior Year Funds	_____
Assisted Housing	_____
PHA	_____
Other Funding	_____
Total	\$21,404

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Homeless/HIV/AIDS

Project
The Children's Place at Home Safe, Inc.

Activity
The Children's Place at Home Safe, Inc.

Description
Emergency shelter and specialized and enhanced therapeutic care for 90 abused and neglected children between the ages of 10 and 17. The agency will provide services at five residential group homes.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Countywide

(Street Address): (1) Administrative Office - Lake Worth Campus: 2840 Sixth Avenue S. Lake Worth, FL 33461
(2) Boca Raton Campus - 680 Ipswich Street, Boca Raton, FL 33432
(3) West Palm Beach Sylvester Campus - 4884 Haverhill Road, WPB, FL 33417

Specific Objective Number SL-1	Project ID 13
HUD Matrix Code 05N	CDBG Citation 570.201(e)
Type of Recipient Non-profit	CDBG National Objective 570.208(a)(2)(i)(A)
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012
Performance Indicator People	Annual Units 90
Local ID	Units Upon Completion 90

Funding Sources:	
CDBG	\$51,746
ESG	
HOME	
HOPWA	
Total Formula	
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	\$51,746

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Homeless/HIV/AIDS

Project

The Children's Place at Home Safe, Inc.

Activity

The Children's Place at Home Safe, Inc.

Description

Operation and maintenance of five specialized and enhanced therapeutic care group homes serving 90 abused and neglected children between the ages of 10 and 17.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address): (1) Administrative Office - Lake Worth Campus: 2840 Sixth Avenue S. Lake Worth, FL 33461
(2) Boca Raton Campus - 680 Ipswich Street, Boca Raton, FL 33432
(3) West Palm Beach Sylvester Campus - 4884 Haverhill Road, WPB, FL 33417

Specific Objective Number SL-1	Project ID 14
HUD Matrix Code 03T	CDBG Citation N/A
Type of Recipient Non-profit	CDBG National Objective N/A
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012
Performance Indicator People	Annual Units 90
Local ID	Units Upon Completion 90

Funding Sources:

CDBG	_____
ESG	\$25,000
HOME	_____
HOPWA	_____
Total Formula	_____
Prior Year Funds	_____
Assisted Housing	_____
PHA	_____
Other Funding	_____
Total	\$25,000

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Non-homeless Special Needs

Project

Coalition for Independent Living Options, Inc.

Activity

Coalition for Independent Living Options, Inc. - DINE Program

Description

CILO delivers pre-prepared and emergency meals, provides one-time emergency financial assistance in the form of rent/utility payments, and teaches independent living skills to disabled individuals through the Disability Inclusion & Nutritional Education Program. The activity will provide 70 disabled individuals with meals and 20 disabled individuals with financial assistance.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address): 6800 Forest Hill Blvd.

(City, State, Zip Code): Greenacres, FL 33413

Specific Objective Number SL-1	Project ID 15
HUD Matrix Code 05B	CDBG Citation 570.201(e)
Type of Recipient Non-profit	CDBG National Objective 570.208(a)(2)(i)(A)
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012
Performance Indicator People	Annual Units 90
Local ID	Units Upon Completion 90

Funding Sources:

CDBG	\$32,682
ESG	
HOME	
HOPWA	
Total Formula	
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	\$32,682

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Infrastructure

Project
PBC Office of Community Revitalization

Activity
PBC Office of Community Revitalization - Patio Court and Drainage

Description
Construction of paving and drainage improvements on Patio Court, north and south of Lakewood Road in unincorporated PBC.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Lake Worth Corridor Central Target Area
(Street Address): (City, State, Zip Code): Public ROW

Specific Objective Number SL-?	Project ID 16	Funding Sources: CDBG <u>\$67,203</u> ESG _____ HOME _____ HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total <u>\$67,203</u>
HUD Matrix Code 03K	CDBG Citation 570.201(c)	
Type of Recipient County Department	CDBG National Objective 570.208(a)(1)	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator People	Annual Units 1,419	
Local ID	Units Upon Completion 1,419	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

N/A

Project
Contingency/Unprogrammed Funds

Activity

N/A

Description

Funds set aside to cover cost over-runs for activities described within the Action Plan, or to fund other activities to be added through amendments/revisions.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

(Street Address):

(City, State, Zip Code):

Specific Objective Number	Project ID 17
HUD Matrix Code 22	CDBG Citation
Type of Recipient	CDBG National Objective
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012
Performance Indicator	Annual Units
Local ID	Units Upon Completion

Funding Sources:

CDBG	\$151,311
ESG	_____
HOME	_____
HOPWA	_____
Total Formula	_____
Prior Year Funds	_____
Assisted Housing	_____
PHA	_____
Other Funding	_____
Total	\$151,311

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

**Table 3C
Consolidated Plan Listing of Projects**

Jurisdiction's Name Palm Beach County

Priority Need
Public Services

Project
Consumer Credit Counseling Services dba CredAbility

Activity
Consumer Credit Counseling Services dba CredAbility

Description
Credit and housing counseling session in-person and by telephone for 1,164 Palm Beach County residents.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Countywide
(Street Address): 700 S. Dixie Highway
(City, State, Zip Code): West Palm Beach, FL 33401

Specific Objective Number	Project ID
DH-2	18
HUD Matrix Code	CDBG Citation
05	570.201(e)
Type of Recipient	CDBG National Objective
Non-profit	570.208(a)(2)(i)(B)
Start Date (mm/dd/yyyy)	Completion Date (mm/dd/yyyy)
10/01/2011	9/30/2012
Performance Indicator	Annual Units
People	1,164
Local ID	Units Upon Completion
	1,164

Funding Sources:

CDBG \$18,750
 ESG
 HOME
 HOPWA
 Total Formula
 Prior Year Funds
 Assisted Housing
 PHA
 Other Funding
 Total \$18,750

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Economic Development

Project

Palm Beach County Office of Economic Development

Activity

Palm Beach County Office of Economic Development - Set-Aside Program

Description

HCD set aside of 10% of the CDBG entitlement amount to EDO to offer via a separate NOFA. Funds are used for eligible economic development activities with a focus on L/M job creation.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address): (City, State, Zip Code):

Specific Objective Number EO-1	Project ID 19
HUD Matrix Code 18A	CDBG Citation 570.203(b)
Type of Recipient For-profits	CDBG National Objective 570.208(a)(4)
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012
Performance Indicator Jobs	Annual Units 45
Local ID	Units Upon Completion 45

Funding Sources:

CDBG	\$675,000
ESG	_____
HOME	_____
HOPWA	_____
Total Formula	_____
Prior Year Funds	_____
Assisted Housing	_____
PHA	_____
Other Funding	_____
Total	\$675,000

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Infrastructure

Project
PBC Engineering

Activity
PBC Engineering - Canton Road paving and drainage

Description
Construction of paving and drainage improvements on Canton Road, east of Haverhill Road in unincorporated PBC.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability Sustainability

Location/Target Area:
CT 47.02; BG 1
(Street Address): (City, State, Zip Code): **Public ROW**

Specific Objective Number SL-3	Project ID 20
HUD Matrix Code 03K	CDBG Citation 570.201(c)
Type of Recipient County Department	CDBG National Objective 570.208(a)(1)
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012
Performance Indicator People	Annual Units 604
Local ID	Units Upon Completion 604

Funding Sources:

CDBG \$212,151
ESG _____
HOME _____
HOPWA _____
Total Formula _____
Prior Year Funds _____
Assisted Housing _____
PHA _____
Other Funding _____
Total \$212,151

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Homeless/HIV/AIDS

Project
Faith Hope Love Charity, Inc.

Activity
Faith Hope Love Charity, Inc. - Stand Down House

Description
Emergency shelter providing supportive services including case management, to homeless veterans discharged from the WPB VA Medical Center.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Countywide
(Street Address): 4309 Davis Road
(City, State, Zip Code): Lake Worth, FL 33461

Specific Objective Number SL-1	Project ID 21
HUD Matrix Code 05	CDBG Citation 570.201(e)
Type of Recipient Non-profit	CDBG National Objective 570.208(a)(2)(i)(A)
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012
Performance Indicator People	Annual Units 42
Local ID	Units Upon Completion 42

Funding Sources:

CDBG	\$22,400
ESG	
HOME	
HOPWA	
Total Formula	
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	\$22,400

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Homeless/HIV/AIDS

Project
Faith Hope Love Charity, Inc.

Activity
Faith Hope Love Charity, Inc. - Stand Down House

Description
Operation and maintenance for Stand Down House emergency shelter providing supportive services including case management, to homeless veterans discharged from the WPB VA Medical Center and for the First Stop Housing project which assists female veterans and veterans with families with emergency/short-term housing.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Countywide
(Street Address): 4309 Davis Road
(City, State, Zip Code): Lake Worth, FL 33461

Specific Objective Number SL-1	Project ID 22	Funding Sources: CDBG _____ ESG \$25,000 HOME _____ HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total \$25,000
HUD Matrix Code 03T	CDBG Citation N/A	
Type of Recipient Non-profit	CDBG National Objective N/A	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator People	Annual Units 132	
Local ID	Units Upon Completion 132	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Homeless/HIV/AIDS

Project
Farmworker Coordinating Council

Activity
Farmworker Coordinating Council - Family Preservation Program

Description
Provision of emergency rent and utility payment assistance to prevent homelessness amongst migrant farmworkers and their families.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Countywide
(Street Address): 1313 Central Terrace
(City, State, Zip Code): Lake Worth, FL 33460

Specific Objective Number DH-2	Project ID 23	Funding Sources: CDBG _____ ESG \$25,000 HOME _____ HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total \$25,000
HUD Matrix Code 03T	CDBG Citation N/A	
Type of Recipient Non-profit	CDBG National Objective N/A	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator People	Annual Units 554	
Local ID	Units Upon Completion 554	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Public Services

Project
FoundCare, Inc.

Activity
FoundCare, Inc.

Description

Provision of primary medical care to un-insured and under-insured persons in the central-eastern portion of Palm Beach County. The Center's client service capacity is 3,000 patients annually.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide
(Street Address): 2330 South Congress Avenue
(City, State, Zip Code): Palm Springs, FL 33406

Specific Objective Number SL-1	Project ID 24
HUD Matrix Code 05M	CDBG Citation 570.201(c)
Type of Recipient Non-profit	CDBG National Objective 570.208(a)(2)(B)
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012
Performance Indicator People	Annual Units 3,000
Local ID	Units Upon Completion 3,000

Funding Sources:

CDBG	\$50,439
ESG	
HOME	
HOPWA	
Total Formula	
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	\$50,439

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Infrastructure

Project
City of Greenacres

Activity
City of Greenacres -10th Avenue North Sewer Project

Description
Installation of 886 linear feet of sanitary sewer line along 10th Avenue North between the E-3 Canal and Haverhill Road.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Greenacres Target Area; CT 47.04; BG 3
(Street Address): Public ROW
(City, State, Zip Code):

Specific Objective Number SL-3	Project ID 25	Funding Sources: CDBG <u>\$90,830</u> ESG _____ HOME _____ HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total <u>\$90,830</u>
HUD Matrix Code 03J	CDBG Citation 570.201(c)	
Type of Recipient Municipality	CDBG National Objective 570.208(a)(1)(i)	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator People	Annual Units 40	
Local ID	Units Upon Completion 40	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Owner Occupied Housing

Project

HOME Countywide 1st and/or 2nd Mortgage Program

Activity

HOME Countywide 1st and/or 2nd Mortgage Program

Description

\$1,350,000 to be used to subsidize the acquisition with or without rehabilitation of single-family homes and vacant lots for construction of houses for very-low and low-income families who are eligible homebuyers. This program will be administered by HCD in collaboration with selected not-for-profit housing providers.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address): Various locations

(City, State, Zip Code):

Specific Objective Number DH-2	Project ID 26
HUD Matrix Code 13	CDBG Citation
Type of Recipient Grantee	CDBG National Objective
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012
Performance Indicator Housing Units	Annual Units 13
Local ID	Units Upon Completion 13

Funding Sources:

CDBG
ESG
HOME	\$1,350,000
HOPWA
Total Formula
Prior Year Funds
Assisted Housing
PHA
Other Funding
Total	\$1,350,000

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Planning/Administration

Project

HOME Program Administration and Planning

Activity

HOME Program Administration and Planning

Description

10% of the total HOME Program allocation set-aside for eligible administrative costs incurred during the implementation of the HOME Program.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address): Various locations

(City, State, Zip Code):

Specific Objective Number DH-2	Project ID 27
HUD Matrix Code 19A	CDBG Citation
Type of Recipient Grantee	CDBG National Objective
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012
Performance Indicator N/A	Annual Units N/A
Local ID	Units Upon Completion N/A

Funding Sources:

CDBG	_____
ESG	_____
HOME	\$247,050
HOPWA	_____
Total Formula	_____
Prior Year Funds	_____
Assisted Housing	_____
PHA	_____
Other Funding	_____
Total	\$247,050

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Planning/Administration

Project

HOME CHDO Operating Expenses

Activity

HOME CHDO Operating Expenses

Description

5% of the total HOME Program allocation set-aside for operating expenses of CHDOs which will be used to administer HOME-funded activities.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address): Various locations

(City, State, Zip Code):

Specific Objective Number DH-2	Project ID 28	Funding Sources: CDBG _____ ESG _____ HOME \$123,525 HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total \$123,525
HUD Matrix Code 211	CDBG Citation	
Type of Recipient Grantee	CDBG National Objective	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator N/A	Annual Units N/A	
Local ID	Units Upon Completion N/A	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Owner Occupied Housing

Project

HOME CHDO Administered Program Activities

Activity

HOME CHDO Administered Program Activities

Description

15% of the anticipated overall HOME Program allocation. Funding will be used for repayable 1st and 2nd mortgages, lease with option to own and for IDA Accounts.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address): Various locations

(City, State, Zip Code):

Specific Objective Number DH-2	Project ID 29	Funding Sources: CDBG _____ ESG _____ HOME <u>\$370,575</u> HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total <u>\$370,575</u>
HUD Matrix Code 13	CDBG Citation	
Type of Recipient Grantee	CDBG National Objective	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator Housing Units	Annual Units 3	
Local ID	Units Upon Completion 3	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Owner Occupied Housing

Project

HOME Individual Development Account

Activity

HOME Individual Development Account

Description

\$75,000 for IDA savings accounts which provide a way to accumulate the necessary cash to meet, among other things, a down-payment for a home. HOME Program funds may be used as a source of matching funds to an IDA when the objective is purchasing a home and the account holder is income eligible.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address): Various locations

(City, State, Zip Code):

Specific Objective Number DH-2	Project ID 30	Funding Sources: CDBG _____ ESG _____ HOME \$75,000 HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total \$75,000
HUD Matrix Code	CDBG Citation	
Type of Recipient Grantee	CDBG National Objective	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator Housing units	Annual Units 12	
Local ID	Units Upon Completion 12	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Owner Occupied Housing

Project

HOME Lease with Option to Buy

Activity

HOME Lease with Option to Buy

Description

\$304,437 to be used to assist homebuyers through lease-purchase programs for existing housing and for housing to be constructed. The housing must be purchased by a homebuyer within 36 months of signing the lease-purchase agreement. The homebuyer must qualify as a low-income family at the time the lease-purchase agreement is signed.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address): Various locations

(City, State, Zip Code):

Specific Objective Number DH-2	Project ID 31	Funding Sources: CDBG _____ ESG _____ HOME <u>\$304,354</u> HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total <u>\$304,354</u>
HUD Matrix Code	CDBG Citation	
Type of Recipient Grantee	CDBG National Objective	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator Housing Units	Annual Units 2	
Local ID	Units Upon Completion 2	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Other

Project

Palm Beach County Housing and Community Development

Activity

Palm Beach County Housing and Community Development -Countywide Demolition Program

Description

Demolition of residential and/or commercial structures that have been determined to be unsafe, dilapidated, or condemned, for the purpose of eliminating slum and blight. Property owners' participation is voluntary and no fees are charged, or liens placed on the property.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity

Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address):

(City, State, Zip Code):

Specific Objective Number	Project ID	Funding Sources:	CDBG	\$50,000
SL-3	32		ESG	
HUD Matrix Code	CDBG Citation		HOME	
04	570.201(d)		HOPWA	
Type of Recipient Grantee	CDBG National Objective		Total Formula	
570.208(b)	570.208(b)		Prior Year Funds	
Start Date (mm/dd/yyyy)	Completion Date (mm/dd/yyyy)		Assisted Housing	
10/01/2011	9/30/2012	PHA		
Performance Indicator	Annual Units	Other Funding		
Housing units	10	Total	\$50,000	
Local ID	Units Upon Completion			
	10			

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Owner Occupied Housing

Project

Palm Beach County Housing and Community Development

Activity

Palm Beach County Housing and Community Development - Countywide Housing Rehabilitation Program

Description

Rehabilitation of owner-occupied single family housing throughout Palm Beach County. Funding is provided to homeowners as a conditional grant or as a forgivable loan.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address): (City, State, Zip Code):

Specific Objective Number DH-3	Project ID 33
HUD Matrix Code 14A	CDBG Citation 570.202
Type of Recipient Grantee	CDBG National Objective 570.208(a)(3)
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012
Performance Indicator Housing units	Annual Units 12
Local ID	Units Upon Completion 12

Funding Sources:

CDBG	\$250,000
ESG	
HOME	
HOPWA	
Total Formula	
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	\$250,000

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Planning/Administration

Project

Palm Beach County Housing and Community Development

Activity

Palm Beach County Housing and Community Development - Program Administration Costs

Description

Includes general, fiscal, and planning administrative expenses incurred by HCD in performing planning, coordinating, and monitoring of the CDBG and ESG programs.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

(Street Address): **100 Australian Avenue, Suite 500**
(City, State, Zip Code): **West Palm Beach, FL 33406**

Specific Objective Number	Project ID 34	Funding Sources: CDBG <u>\$1,227,769</u> ESG <u>\$14,892</u> HOME _____ HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total <u>\$1,242,661</u>
HUD Matrix Code 21A	CDBG Citation 570.206	
Type of Recipient Grantee	CDBG National Objective	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator	Annual Units	
Local ID	Units Upon Completion	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Owner-Occupied Housing

Project
Palm Beach County Housing and Community Development

Activity
Palm Beach County Housing and Community Development - Project Implementation Costs

Description
Includes activity delivery costs in implementing HCD's housing related activities and capital improvement projects. Accomplishments under this activity will be reported under HCD's Countywide Rehabilitation and Demolition programs, as well as capital improvement activities.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

(Street Address): 100 Australian Avenue, Suite 500
(City, State, Zip Code): West Palm Beach, FL 33406

Specific Objective Number	Project ID	Funding Sources:	CDBG	\$547,525
SL-3	35		ESG	
HUD Matrix Code	CDBG Citation		HOME	
14H	570.202		HOPWA	
Type of Recipient Grantee	CDBG National Objective		Total Formula	
Start Date (mm/dd/yyyy)	Completion Date (mm/dd/yyyy)		Prior Year Funds	
10/01/2011	9/30/2012		Assisted Housing	
Performance Indicator	Annual Units	PHA		
H Units/Public Facilities	22	Other Funding		
Local ID	Units Upon Completion	Total	\$547,525	
	22			

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Homeless/HIV/AIDS

Project

Jesus and You Outreach Ministries (JAY Ministries)

Activity

JAY Ministries

Description

Emergency shelter and transitional housing facility for homeless men in recovery from drug and alcohol addiction and for ex-offenders.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address): 2831 Avenue S

(City, State, Zip Code): Riviera Beach, FL 33404

Specific Objective Number SL-1	Project ID 36	Funding Sources: CDBG <u>\$20,400</u> ESG _____ HOME _____ HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total <u>\$20,400</u>
HUD Matrix Code 5M	CDBG Citation 570.201(e)	
Type of Recipient Non-profit	CDBG National Objective 570.208(a)(2)(i)(A)	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator People	Annual Units 124	
Local ID	Units Upon Completion 124	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Homeless/HIV/AIDS

Project

Jesus and You Outreach Ministries (JAY Ministries)

Activity

JAY Ministries - Men's Transitional Living Center

Description

Operation and maintenance of a 44-bed transitional housing facility for homeless men in recovery from drug and alcohol addiction.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address): 2831 Avenue S

(City, State, Zip Code): Riviera Beach, FL 33404

Specific Objective Number SL-1	Project ID 37	Funding Sources: CDBG _____ ESG \$12,000 HOME _____ HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total \$12,000
HUD Matrix Code 03T	CDBG Citation N/A	
Type of Recipient Non-profit	CDBG National Objective N/A	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator People	Annual Units 124	
Local ID	Units Upon Completion 124	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Public Facilities

Project
Town of Jupiter

Activity
Town of Jupiter

Description
Phase 1 of Hepburn Avenue/Hugh Street sidewalks and related pedestrian improvements in the Pine Gardens North Target Area.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Town of Jupiter Target Area; CT 2.02; BG 2
(Street Address): Public ROW
(City, State, Zip Code):

Specific Objective Number SL-3	Project ID 38
HUD Matrix Code 03L	CDBG Citation 570.201(c)
Type of Recipient Municipality	CDBG National Objective 570.208(a)(1)
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012
Performance Indicator People	Annual Units 1054
Local ID	Units Upon Completion 1054

Funding Sources:

CDBG	\$89,669
ESG	
HOME	
HOPWA	
Total Formula	
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	\$89,669

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Infrastructure

Project
Town of Lake Park

Activity
Town of Lake Park

Description

Installation of an irrigation system and replacement of sod in the medians of 9 blocks on Flagler Blvd. between Palmetto Drive and Seminole Blvd. on the east, and Flagler Blvd. from Seminole Blvd. to W. Jasmine Drive.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
CT 11.01; BG 4
(Street Address): Public ROW
(City, State, Zip Code):

Specific Objective Number	Project ID	Funding Sources:
SL-3	39	
HUD Matrix Code	CDBG Citation	CDBG
03K	570.201(c)	ESG
Type of Recipient Municipality	CDBG National Objective	HOME
570.208(a)(1)	570.208(a)(1)	HOPWA
Start Date (mm/dd/yyyy)	Completion Date (mm/dd/yyyy)	Total Formula
10/01/2011	9/30/2012	Prior Year Funds
Performance Indicator	Annual Units	Assisted Housing
People	160	PHA
Local ID	Units Upon Completion	Other Funding
	160	Total
		\$44,606

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Infrastructure

Project
City of Lake Worth

Activity
City of Lake Worth

Description
Reconstruction of deteriorated sidewalks and new sidewalk construction within the City's CDBG Target Area.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
City of Lake Worth Target Area
(Street Address): Public ROWs
(City, State, Zip Code):

Specific Objective Number SL-3	Project ID 40	Funding Sources: CDBG <u>\$226,253</u> ESG _____ HOME _____ HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total <u>\$226,253</u>
HUD Matrix Code 03L	CDBG Citation 570.201(c)	
Type of Recipient Municipality	CDBG National Objective 570.208(a)(1)	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator People	Annual Units 4,309	
Local ID	Units Upon Completion 4,309	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

**Table 3C
Consolidated Plan Listing of Projects**

Jurisdiction's Name Palm Beach County

Priority Need

Public Services

Project

Legal Aid Society of Palm Beach County

Activity

Legal Aid Society of Palm Beach County - Fair Housing Project

Description

Outreach, education, advocacy, and enforcement activities regarding fair housing and foreclosure prevention.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address): 423 Fern Street, Suite 200

(City, State, Zip Code): West Palm Beach, FL 33401

Specific Objective Number SL-1	Project ID 41
HUD Matrix Code 05J	CDBG Citation 570.201(e)
Type of Recipient Non-profit	CDBG National Objective 570.208(a)(2)(i)(B)
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012
Performance Indicator People	Annual Units 700
Local ID	Units Upon Completion 700

Funding Sources:

CDBG	\$159,220
ESG	_____
HOME	_____
HOPWA	_____
Total Formula	_____
Prior Year Funds	_____
Assisted Housing	_____
PHA	_____
Other Funding	_____
Total	\$159,220

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Homeless/HIV/AIDS

Project
The Lord's Place

Activity
The Lord's Place - Café Joshua

Description
Job training and job placement assistance for homeless and low income individuals through the agency's apprenticeship programs.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Countywide
(Street Address): 2808 North Australian Avenue
(City, State, Zip Code): West Palm Beach, FL 33407

Specific Objective Number EO-1	Project ID 42
HUD Matrix Code 05H	CDBG Citation 570.201(e)
Type of Recipient Non-profit	CDBG National Objective 570.208(a)(2)(i)(A) and (B)
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012
Performance Indicator People	Annual Units 81
Local ID	Units Upon Completion 81

Funding Sources:

CDBG	\$53,625
ESG	_____
HOME	_____
HOPWA	_____
Total Formula	_____
Prior Year Funds	_____
Assisted Housing	_____
PHA	_____
Other Funding	_____
Total	\$53,625

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Homeless/HIV/AIDS

Project
The Lord's Place

Activity
The Lord's Place - Family Interim Program

Description
Operation and maintenance for the Family Interim Program which provides emergency shelter and support services to homeless families for a period of up to 90 days.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Countywide
(Street Address): 4979 Wedgewood Way
(City, State, Zip Code): West Palm Beach, FL 33417

Specific Objective Number SL-1	Project ID 43	Funding Sources: CDBG _____ ESG <u>\$19,133.75</u> HOME _____ HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total <u>\$19,133.75</u>
HUD Matrix Code 03T	CDBG Citation N/A	
Type of Recipient Non-profit	CDBG National Objective N/A	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator People	Annual Units 126	
Local ID	Units Upon Completion 126	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

**Table 3C
Consolidated Plan Listing of Projects**

Jurisdiction's Name Palm Beach County

Priority Need

Homeless/HIV/AIDS

Project

The Lord's Place

Activity

The Lord's Place - Recovery Center

Description

Operation and maintenance of an emergency supportive housing program for single men. Clients are provided with housing as well as services including food, case management, drug and alcohol services, bus passes, clothing, and employment assistance.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address): 1750 NE4th Street

(City, State, Zip Code): Boynton Beach, FL 33435

Specific Objective Number SL-1	Project ID 44	Funding Sources: CDBG _____ ESG \$19,133.75 HOME _____ HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total \$19,133.75
HUD Matrix Code 03T	CDBG Citation N/A	
Type of Recipient Non-profit	CDBG National Objective N/A	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator People	Annual Units 100	
Local ID	Units Upon Completion 100	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Owner Occupied Housing

Project

City of Pahokee

Activity

City of Pahokee - Activity Delivery

Description

Activity delivery costs of the City's Community Development Department related to CDBG-funded housing rehabilitations (5) and demolitions (5).

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

City of Pahokee Target Area

(Street Address):

(City, State, Zip Code):

Specific Objective Number DH-3	Project ID 45
HUD Matrix Code 14H	CDBG Citation 570.202
Type of Recipient Municipality	CDBG National Objective 570.208(a)(3)
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012
Performance Indicator Housing Units	Annual Units 5
Local ID	Units Upon Completion 5

Funding Sources:

CDBG	\$52,595
ESG	_____
HOME	_____
HOPWA	_____
Total Formula	_____
Prior Year Funds	_____
Assisted Housing	_____
PHA	_____
Other Funding	_____
Total	\$52,595

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Homeless/HIV/AIDS

Project

Place of Hope, Inc.

Activity

Place of Hope, Inc. - Residential Child Caring Campus

Description

Case management for 44 abused/neglected children in foster care at the agency's long-term residential shelter (36 beds) and emergency shelter (8 beds).

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address): 9078 Isaish Lane

(City, State, Zip Code): Palm Beach Gardens, FL 33418

Specific Objective Number SL-1	Project ID 46
HUD Matrix Code 05N	CDBG Citation 570.201(e)
Type of Recipient Non-profit	CDBG National Objective 570.208(a)(2)(i)(A)
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012
Performance Indicator People	Annual Units 44
Local ID	Units Upon Completion 44

Funding Sources:

CDBG	\$31,844
ESG	
HOME	
HOPWA	
Total Formula	
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	\$31,844

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Public Services

Project
Redlands Christian Migrant Association, Inc.

Activity
Redlands Christian Migrant Association, Inc. - Belle Glade Child Development Center

Description
Comprehensive child development services for children of farm workers.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Countywide
(Street Address): 20 Carver Street
(City, State, Zip Code): Belle Glade, FL 33430

Specific Objective Number	Project ID
SL-1	47
HUD Matrix Code	CDBG Citation
05L	570.201(e)
Type of Recipient	CDBG National Objective
Non-profit	570.208(a)(2)(i)(A)
Start Date (mm/dd/yyyy)	Completion Date (mm/dd/yyyy)
10/01/2011	9/30/2012
Performance Indicator	Annual Units
People	110
Local ID	Units Upon Completion
	110

Funding Sources:

CDBG	\$26,694
ESG	
HOME	
HOPWA	
Total Formula	
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	\$26,694

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Public Facilities

Project
City of Riviera Beach

Activity
City of Riviera Beach

Description
Reconstruction of West 36th Street between Avenues O and R in the City's CDBG Target Area.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
City of Riviera Beach Target Area
(Street Address): **Public ROW**
(City, State, Zip Code):

Specific Objective Number	Project ID	Funding Sources:
SL-3	48	CDBG \$200,892
HUD Matrix Code	CDBG Citation	ESG
03K	570.201(c)	HOME
Type of Recipient Municipality	CDBG National Objective	HOPWA
	570.208(a)(1)	Total Formula
Start Date (mm/dd/yyyy)	Completion Date (mm/dd/yyyy)	Prior Year Funds
10/01/2011	9/30/2012	Assisted Housing
Performance Indicator	Annual Units	PHA
People	225	Other Funding
Local ID	Units Upon Completion	Total
	225	\$200,892

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Homeless/HIV/AIDS

Project

The Salvation Army

Activity

The Salvation Army - Center of Hope

Description

Transitional housing facility and case management services for homeless men.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity

Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address): 1577 North Military Trail

(City, State, Zip Code): West Palm Beach, FL 33402

Specific Objective Number SL-1	Project ID 49	Funding Sources: CDBG <u>\$14,011</u> ESG _____ HOME _____ HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total <u>\$14,011</u>
HUD Matrix Code 03T	CDBG Citation 570.201(e)	
Type of Recipient Non-profit	CDBG National Objective 570.208(a)(2)(i)(A)	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator People	Annual Units 180	
Local ID	Units Upon Completion 180	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Homeless/HIV/AIDS

Project

The Salvation Army

Activity

The Salvation Army - Center of Hope

Description

Operation/maintenance of an emergency shelter for single, homeless men and veterans. Funds are in support of the 50 beds of the 90 bed facility earmarked for the Supportive Housing Program.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address): 1577 North Military Trail

(City, State, Zip Code): West Palm Beach, FL 33402

Specific Objective Number SL-1	Project ID 50
HUD Matrix Code 03T	CDBG Citation N/A
Type of Recipient Non-profit	CDBG National Objective N/A
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012
Performance Indicator People	Annual Units 180
Local ID	Units Upon Completion 180

Funding Sources:

CDBG	_____
ESG	\$25,000
HOME	_____
HOPWA	_____
Total Formula	_____
Prior Year Funds	_____
Assisted Housing	_____
PHA	_____
Other Funding	_____
Total	\$25,000

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Non-homeless Special Needs

Project

Seagull Industries for the Disabled

Activity

Seagull Industries for the Disabled - Achievement Center, Work Makes Cents, and Homeless and Developmentally Challenged

Description

Supervised adult day habilitation, case management and job placement, and emergency shelter for homeless, developmentally disabled adults.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide
(Street Address): 3879 W. Industrial Way, West Palm Beach, FL 33404
1233 Island Road, Riviera Beach, FL 33404

Specific Objective Number	Project ID
SL-1	51
HUD Matrix Code	CDBG Citation
05B	570.201(e)
Type of Recipient	CDBG National Objective
Non-profit	570.208(a)(2)(i)(A)
Start Date (mm/dd/yyyy)	Completion Date (mm/dd/yyyy)
10/01/2011	9/30/2012
Performance Indicator	Annual Units
People	150
Local ID	Units Upon Completion
	150

Funding Sources:

CDBG	\$60,336
ESG	
HOME	
HOPWA	
Total Formula	
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	\$60,336

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Public Services

Project
Sickle Cell Foundation of Palm Beach County

Activity
Sickle Cell Foundation of Palm Beach County - Glades Area Project

Description
Case management, educational outreach, and counseling for persons with sickle cell disease/trait.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Countywide
(Street Address): 136 South Main Street
(City, State, Zip Code): Belle Glade, FL 33430

Specific Objective Number	Project ID
SL-1	52
HUD Matrix Code	CDBG Citation
05M	570.201(e)
Type of Recipient	CDBG National Objective
Non-profit	570.208(a)(2)(i)(B)
Start Date (mm/dd/yyyy)	Completion Date (mm/dd/yyyy)
10/01/2011	9/30/2012
Performance Indicator	Annual Units
People	144
Local ID	Units Upon Completion
	144

Funding Sources:

CDBG	\$39,375
ESG	
HOME	
HOPWA	
Total Formula	
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	\$39,375

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Public Services

Project
Urban League of Palm Beach County

Activity
Urban League of Palm Beach County - Comprehensive Housing Counseling Program

Description
Homebuyer education, pre/post homebuyer counseling, foreclosure mitigation counseling, housing discrimination referrals, and financial literacy classes to 200 households.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Countywide
(Street Address): 1700 North Australian Avenue
(City, State, Zip Code): West Palm Beach, FL 33407

Specific Objective Number	Project ID
DH-2	53
HUD Matrix Code	CDBG Citation
05	570.201(e)
Type of Recipient	CDBG National Objective
Non-profit	570.208(a)(2)(i)(B)
Start Date (mm/dd/yyyy)	Completion Date (mm/dd/yyyy)
10/01/2011	9/30/2012
Performance Indicator	Annual Units
People	800
Local ID	Units Upon Completion
	800

Funding Sources:

CDBG	\$42,930
ESG	
HOME	
HOPWA	
Total Formula	
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	\$42,930

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Public Services

Project
Vita Nova, Inc.

Activity
Vita Nova, Inc.

Description
Transitional housing for young adults who have aged out of the foster care system.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Countywide
(Street Address): 1316 and 1320 Alpha Street
(City, State, Zip Code): West Palm Beach, FL 33409

Specific Objective Number SL-1	Project ID 54	Funding Sources: CDBG <u>\$25,000</u> ESG _____ HOME _____ HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total <u>\$25,000</u>
HUD Matrix Code 05D	CDBG Citation 570.201(e)	
Type of Recipient Non-profit	CDBG National Objective 570.208(a)(2)(i)(B)	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator People	Annual Units 28	
Local ID	Units Upon Completion 28	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Infrastructure

Project
PBC Water Utilities

Activity
PBC Water Utilities - Seminole Manor Sanitary Sewer

Description
Construction of sanitary sewer improvements within the Town of Lake Clarke Shores in the Seminole Manor Target Area.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Seminole Manor Target Area
(Street Address): (City, State, Zip Code): Public ROW

Specific Objective Number SL-3	Project ID 55
HUD Matrix Code 03J	CDBG Citation 570.201(c)
Type of Recipient County Department	CDBG National Objective 570.208(a)(1)
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012
Performance Indicator People	Annual Units 2,636
Local ID	Units Upon Completion 2,636

Funding Sources:

CDBG \$551,229
ESG _____
HOME _____
HOPWA _____
Total Formula _____
Prior Year Funds _____
Assisted Housing _____
PHA _____
Other Funding _____
Total \$551,229

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Infrastructure

Project
PBC Water Utilities

Activity
PBC Water Utilities - South Bay Repump

Description
Replacement of pumps and control mechanisms on a potable water system storage tank.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
City of South Bay Target Area
(Street Address): (City, State, Zip Code): Public ROW

Specific Objective Number SL-3	Project ID 56	Funding Sources: CDBG <u>\$300,000</u> ESG _____ HOME _____ HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total <u>\$300,000</u>
HUD Matrix Code 03	CDBG Citation 570.201(c)	
Type of Recipient County Department	CDBG National Objective 570.208(a)(1)	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator People	Annual Units 2,722	
Local ID	Units Upon Completion 2,722	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need
Public Services

Project
West Jupiter Community Group

Activity
West Jupiter Community Group

Description
Tutoring and after-school enrichment programs for 110 children grades K-6 plus spring and summer camp.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:
Limestone Creeak Target Area
(Street Address): 7187 Chpruch Street
(City, State, Zip Code): Jupiter, FL 33458

Specific Objective Number SL-1	Project ID 57	Funding Sources: CDBG \$45,252 ESG _____ HOME _____ HOPWA _____ Total Formula _____ Prior Year Funds _____ Assisted Housing _____ PHA _____ Other Funding _____ Total \$45,252
HUD Matrix Code 05D	CDBG Citation 570.201(e)	
Type of Recipient Non-profit	CDBG National Objective 570.208(a)(2)(i)(B)	
Start Date (mm/dd/yyyy) 10/01/2011	Completion Date (mm/dd/yyyy) 9/30/2012	
Performance Indicator People	Annual Units 110	
Local ID	Units Upon Completion 110	

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name Palm Beach County

Priority Need

Homeless/HIV/AIDS

Project

YWCA of Palm Beach County

Activity

YWCA of Palm Beach County - Harmony House

Description

Operation and maintenance of a 63-bed emergency domestic violence shelter which offers shelter, food, counseling, and referrals to its residents.

Objective category: Suitable Living Environment Decent Housing Economic Opportunity
Outcome category: Availability/Accessibility Affordability Sustainability

Location/Target Area:

Countywide

(Street Address): Confidential

(City, State, Zip Code):

Specific Objective Number	Project ID
SL-1	58
HUD Matrix Code	CDBG Citation
03T	N/A
Type of Recipient Non-profit	CDBG National Objective
	N/A
Start Date (mm/dd/yyyy)	Completion Date (mm/dd/yyyy)
10/01/2011	9/30/2012
Performance Indicator People	Annual Units
	446
Local ID	Units Upon Completion
	446

Funding Sources:

CDBG	
ESG	\$25,000
HOME	
HOPWA	
Total Formula	
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	\$25,000

The primary purpose of the project is to help: the Homeless Persons with HIV/AIDS Persons with Disabilities Public Housing Needs

G. GEOGRAPHIC DISTRIBUTION – 91.220(d)

1. Geographic Areas

The following tables (G-1, G-2, and G-3) identify the geographic areas to which HCD will direct assistance during FY 2011-2012 under the CDBG Program. The tables display the following information: the agency that will implement the activity, a description of the activity, the specific areas where the activities will take place, the percentage of minority concentration in the activity service areas, and the concentration of low- and moderate-income people in those service areas. Information on minority concentration and low- and moderate-income populations were obtained using 2000 Census data. Activities that provide housing or public service benefits to low- and moderate-income persons, the homeless, and special needs populations are performed by agencies on a countywide basis.

It is estimated that \$1,213,302 or 19.76% of the County’s CDBG entitlement for FY 2011-2012 will be dedicated strictly to activities in the jurisdiction’s target areas. The tables show that the majority of CDBG expenditures for FY 2011-2012 will be for activities located in areas of the County that have a majority of low-and moderate-income persons or are provided to eligible individuals and households on a countywide basis.

Table G-1, Municipalities

	Implementing Agency	Activity Description	Planning Area	Minority %	L/M Conc.
1)	Belle Glade, City of	Project Implementation: Funds to assist the City’s Community Development Program	City of Belle Glade	86.8%	72.2%
2)	Belle Glade, City of	Public Facilities and Improvements: Lake Shore Civic Center/Senior Center	City of Belle Glade	86.8%	72.2%
2)	Greenacres, City of	Public Facilities and Improvements: Sanitary Sewer Line Installation	Greenacres Target Area	61.7%	56.8%
3)	Jupiter, Town of	Public Facilities and Improvements: Sidewalk improvements along Hepburn Ave./Hugh St.	Jupiter Target Area	28.5%	53.8%

Table G-1, Municipalities (continued)

Implementing Agency	Activity Description	Planning Area	Minority %	L/M Conc.
4) Lake Park, Town of	Public Facilities and Improvements: Irrigation system installation along Flagler Blvd.	Town of Lake Park	*	*
5) Lake Worth, City of	Public Facilities and Improvements: Reconstruction of sidewalks	Lake Worth Target Area	90.9%	75.4%
6) Pahokee, City of	Project Implementation: Funds to assist the City's Community Development Program	City of Pahokee	88.7%	73.4%
8) Palm Beach County Utilities	Public Facilities and Improvements: Water Storage Pumps at South Bay Water Treatment Plant	City of South Bay	85.8%	76.2%
9) Riviera Beach, City of	Public Facilities and Improvements: Reconstruction of West 36 th Street	Riviera Beach Target Area	98.7%	74.5%

* Applicant will be gathering racial/ethnic information and income certification to determine the low and moderate income population for the specific service area.

Table G-2, Unincorporated Palm Beach County

Implementing Agency	Activity Description	Planning Area	Minority %	L/M Conc.
1) Palm Beach County Engineering	Public Facilities and Improvements: Improvements to Canton Road	Not a HCD Planning Area	15.7%	61.9%
2) Palm Beach County Eng. and Office of Comm. Revitalization	Public Facilities and Improvements: Improvements to Patio Court	Lake Worth Corridor Central Target Area	49.9%	63.4%
3) Palm Beach County Utilities	Public Facilities and Improvements: Improvements to Sanitary sewer system	Seminole Manor Target Area	41.3%	66.7%

Table G-2, Unincorporated Palm Beach County (continued)

Implementing Agency	Activity Description	Planning Area	Minority %	L/M Conc.
4) West Jupiter Community Group	Public Services: Operating costs for tutorial center	Limestone Creek Target Area	36.6%	65.2%
5) Redlands Christian Migrant Assoc.	Public Services: Local match for Belle Glade Child Development Center	Okeechobee Center	63.9%	97.4%

Table G-3, Countywide Activities

Implementing Agency	Activity Description	Planning Area
1) Adopt A Family	Public Services: Case management and/or rental subsidies for Homeless Stabilization Program	Countywide
2) Aid to Victims of Domestic Abuse	Public Services: Operating costs in support of AVDA's transitional housing program	Countywide
3) Arc of Palm Beach County	Public Services: Operating costs in support of PAVE Program	Countywide
4) Children's Home Society of Florida	Public Services: Operation support for services provided at Transitions House for pregnant teens/teen mothers	Countywide
5) Children's Place at Home Safe	Public Services: Operation support for children/youth services	Countywide
6) Children's Case Management	Public Services: Operation support for the Kin Support Program	Countywide
7) Coalition for Independent Living Options	Public Services: Operation support for services to disabled individuals	Countywide
8) Consumer Credit Counseling Service	Public Service: Operation support to provide housing and credit counseling services	Countywide

Table G-3, Countywide Activities (continued)

Implementing Agency	Activity Description	Planning Area
9) Faith-Hope-Love-Charity	Public Services: Operation support for Stand Down House	Countywide
10) Foundcare, Inc.	Public Services: Operational support for a non-profit community health center	Countywide
11) J.A.Y. Ministries	Public Services: Operating cost in support of a transitional housing program	Countywide
12) Legal Aid Society of Palm Beach County	Public Service: Fair housing program	Countywide
13) Lord's Place	Public Service: Job training for homeless individuals	Countywide
14) Palm Beach County Housing and Community Development	Housing: Countywide Rehabilitation Program	Countywide
15) Palm Beach County Housing and Community Development	Housing: Countywide Demolition Program	Countywide
16) Place of Hope	Public Service: Case management for children in foster care	Countywide
17) Salvation Army	Public Service: Operation support for services at the Center of Hope Transitional Housing Facility	Countywide
18) Seagull Industries for the Disabled	Public Service: Operation support to provide vocational training to developmentally challenged adults	Countywide
19) Sickle Cell Foundation	Public Service: Operation support for the Glades Project	Countywide
20) The Arc of Palm Beach County	Public Service: Operation support for the Adult Service Program	Countywide
21) Urban League of Palm Beach County	Public Service: Operation support for the Comprehensive Housing Counseling Program	Countywide

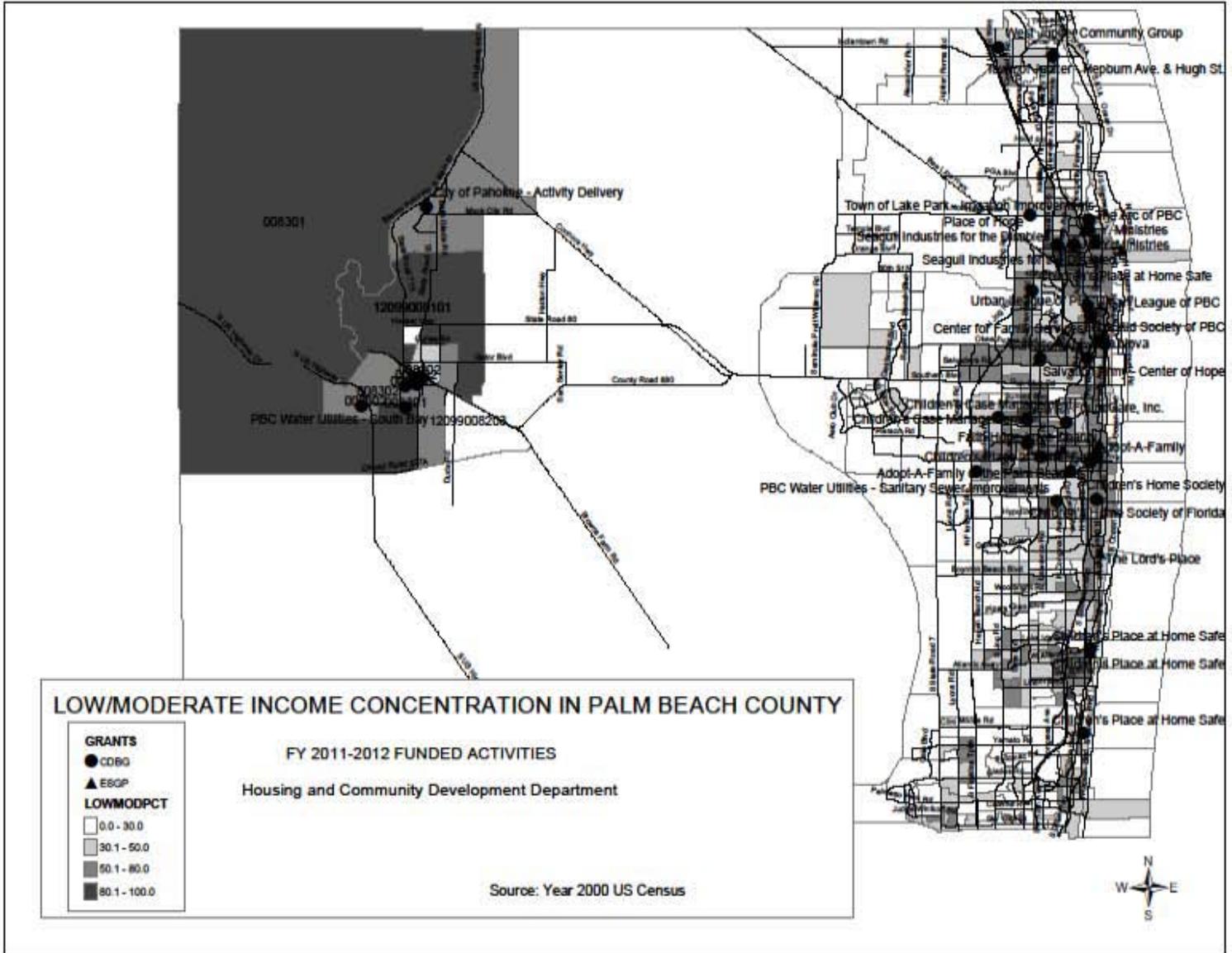
The CDBG Program requires that over a period of time specified by the grantee, not to exceed three years (one year for Palm Beach County), not less than 70% of the aggregate CDBG expenditures shall be for activities benefitting low- and moderate-income persons. Consistent with this requirement, priority is given by HCD to eligible projects that assist a high number of low- to moderate income persons. For those projects providing assistance on an area benefit basis, the identification of target areas provides the necessary information on income, minority concentration and need.

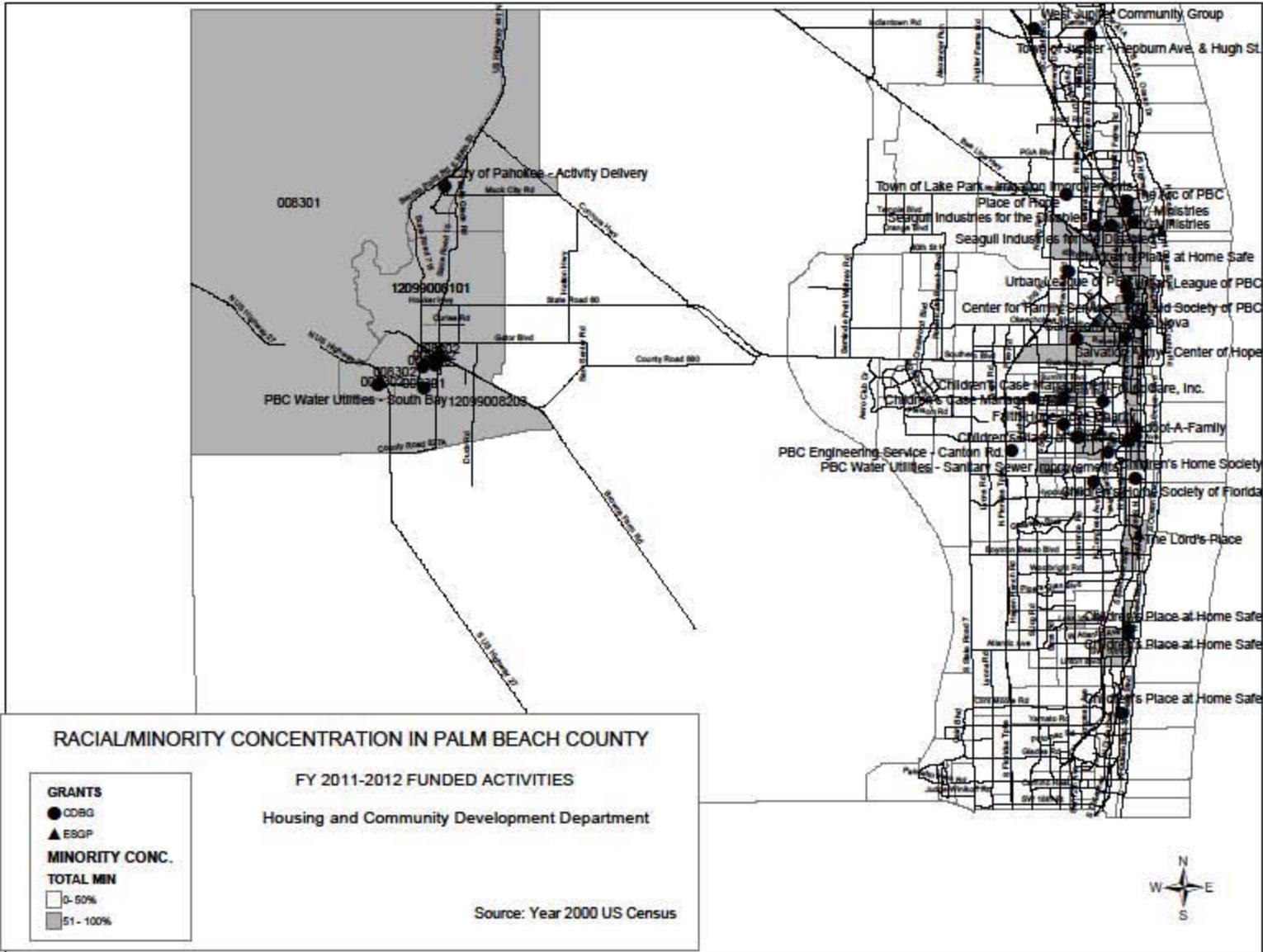
To identify those geographic areas in which there is a concentration of low and moderate income persons, and racial and ethnic minorities, Palm Beach County Housing and Community Development, undertook an update of the Study to Identify HCD Planning Areas for the Community Development Block Grant Program (2003-2009) as part of the Five Year Consolidated Plan (FY 2010-2015).

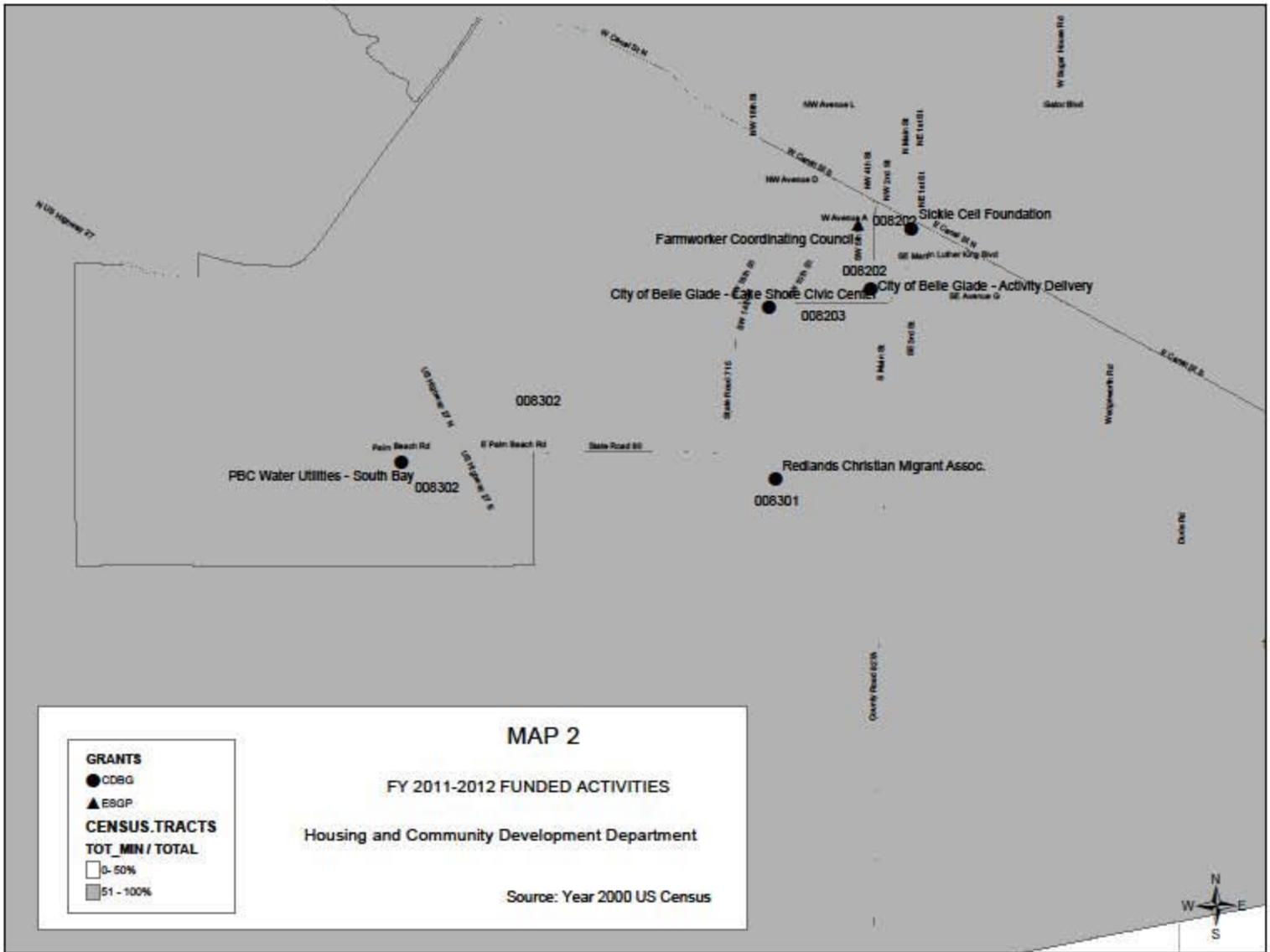
The Planning Areas (aka Target Areas), as identified in the Plan, are described using 2000 Census and estimates from the 2006-2008 American Community Survey. These sources provide HCD with information, on the social and economic characteristics of target areas, such as population, race, income and employment. Additional information on land use and condition of housing was accomplished by collecting data via surveys to municipalities and other public agencies; and by having HCD Planning Section staff performed a windshield survey of those areas that are new or have changed in size since the last study in 2003. Income information for the areas was provided by utilizing HUD's Low/Mod Income Summary Data based on 2000 Census data at a block group level.

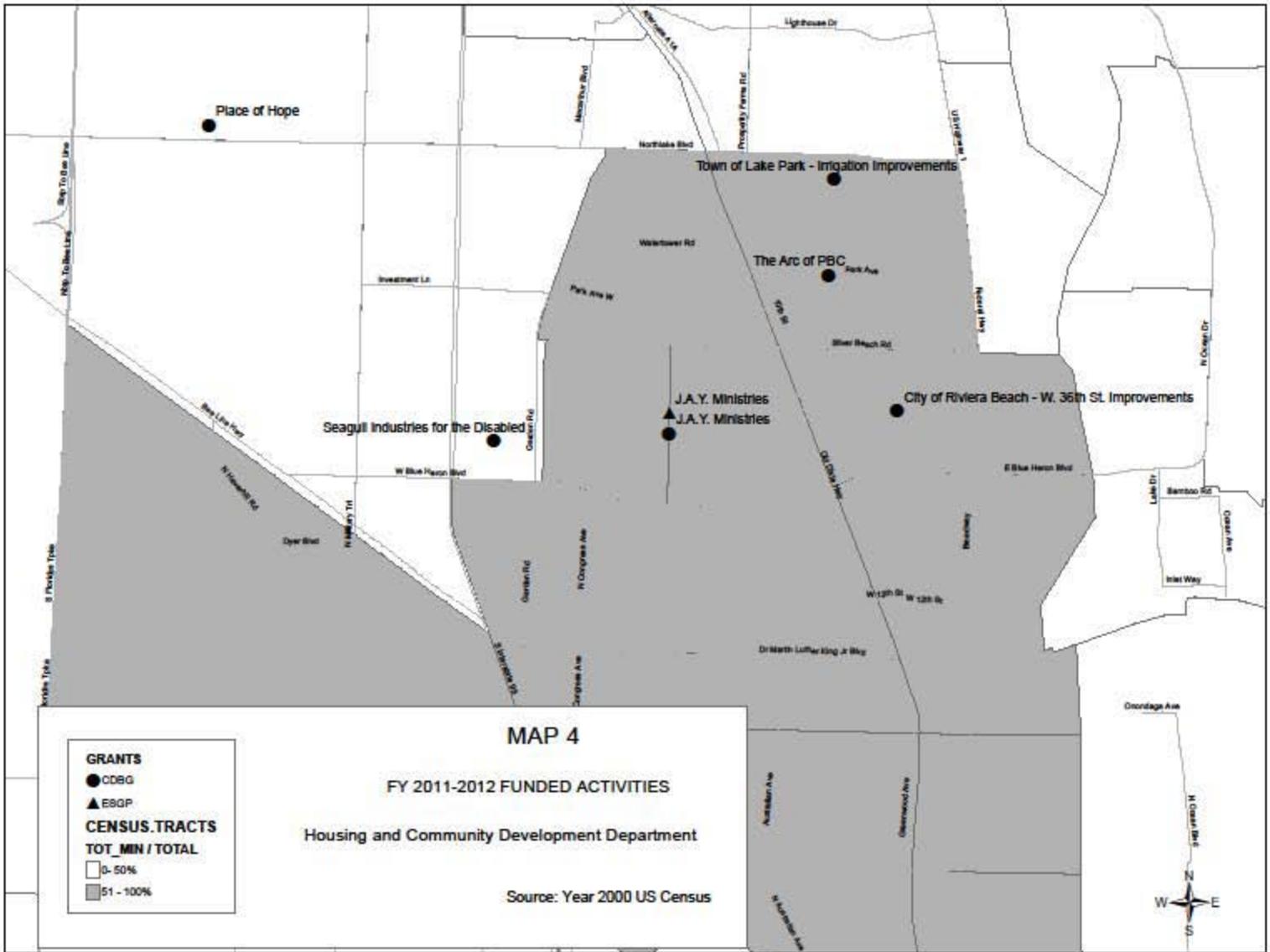
Appendix II provides a list and descriptions of the Target Areas in which activities are to be funded during FY 2011-2012. It should be noted that projects in a Target Area do not automatically become eligible for CDBG funding. The CDBG Program ties eligibility to projects, rather than areas. Proposed projects are subject to independent evaluation using criteria and guidelines established by HUD and HCD, on a project by project basis.

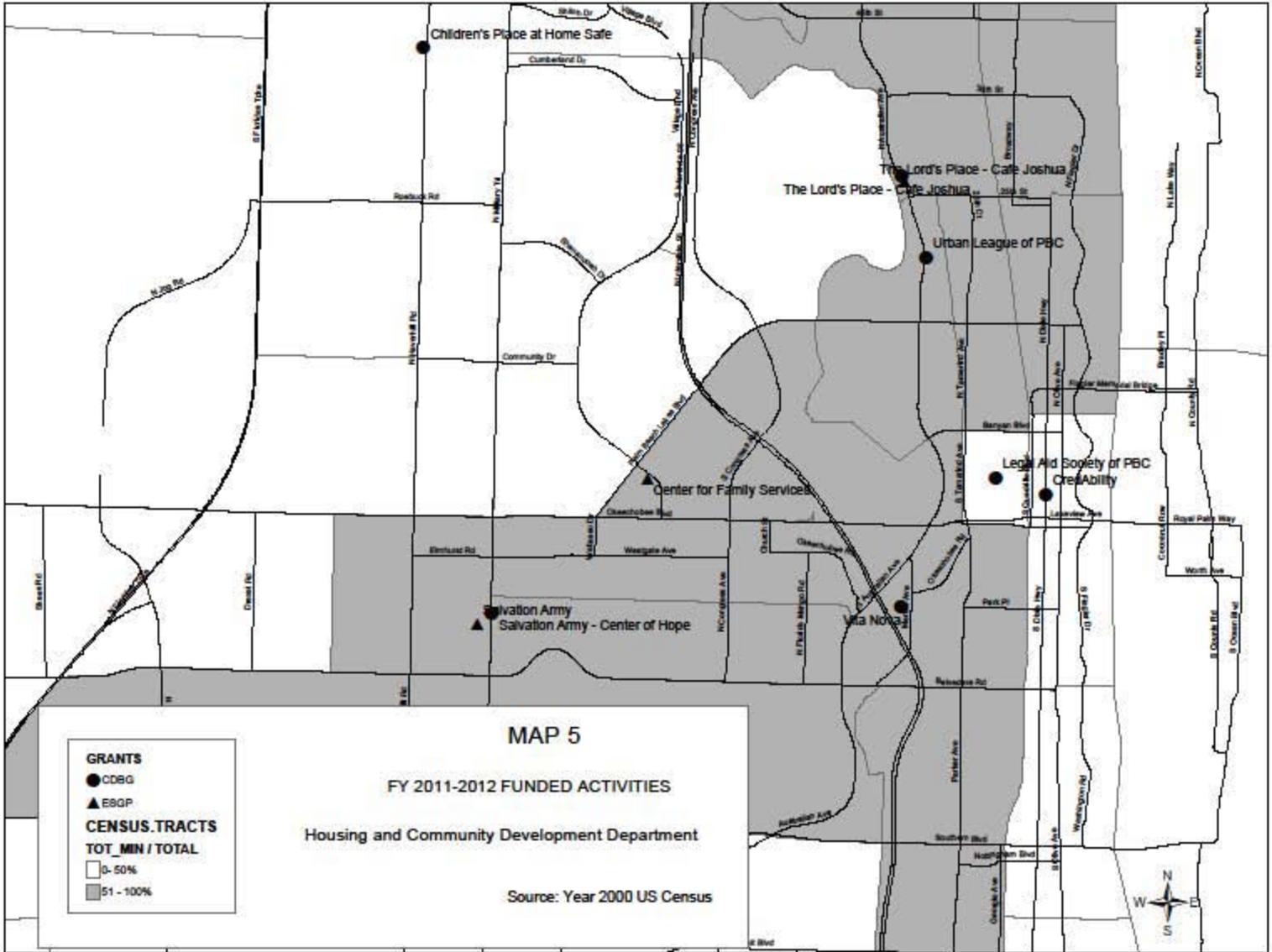
In order to illustrate the location of activities in the County, HCD utilized ArcView 10 software to create eleven (11) maps illustrating the locations of the areas of the jurisdiction where it will provide assistance during FY 2011-2012. One map shows the location of activities with specified sites and areas of low -and moderate-income concentration throughout the County. The other ten (10) maps depict concentrations of racial/ethnic minorities and the locations of activities with specified sites. Please note that activities with confidential locations are not listed on the maps.

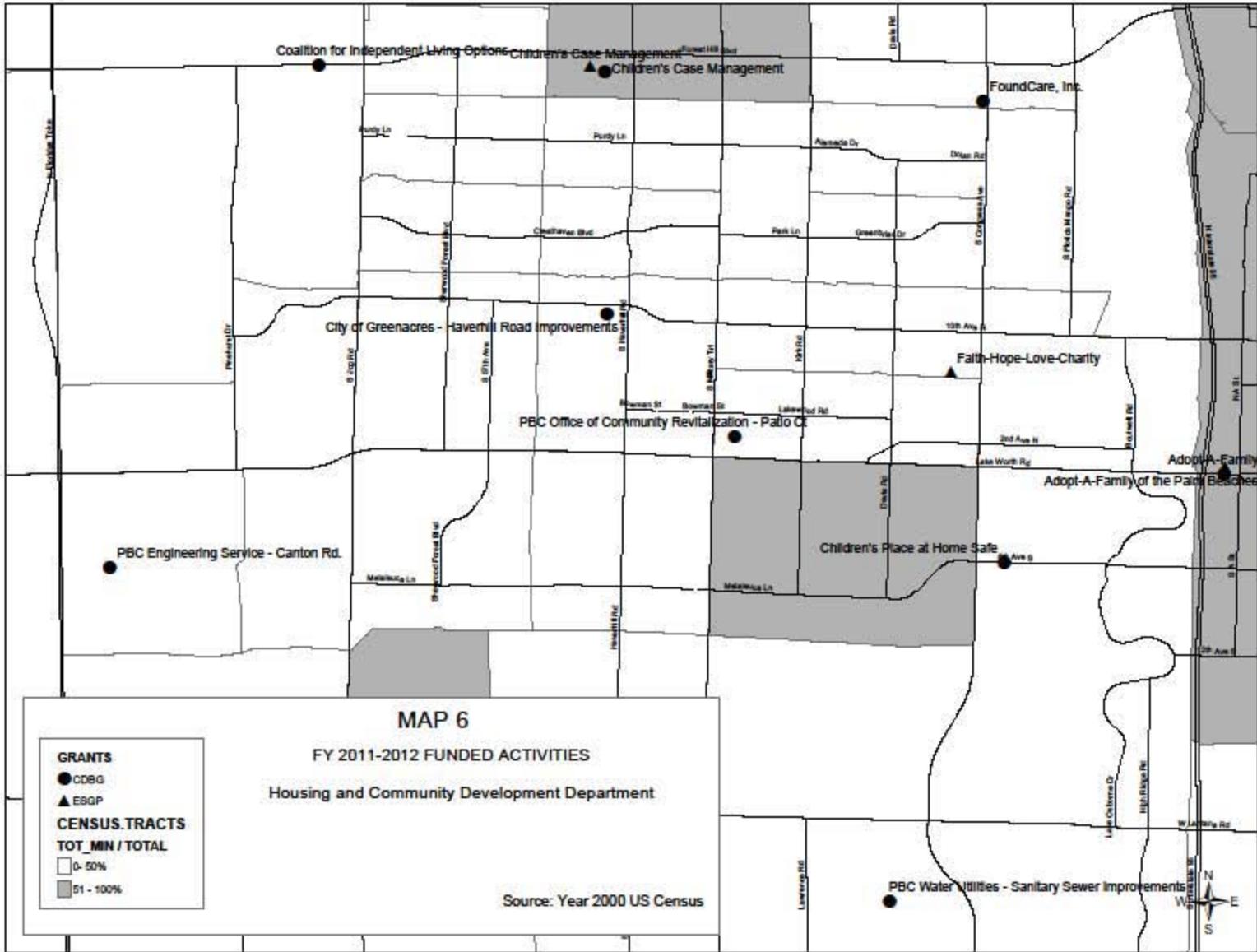


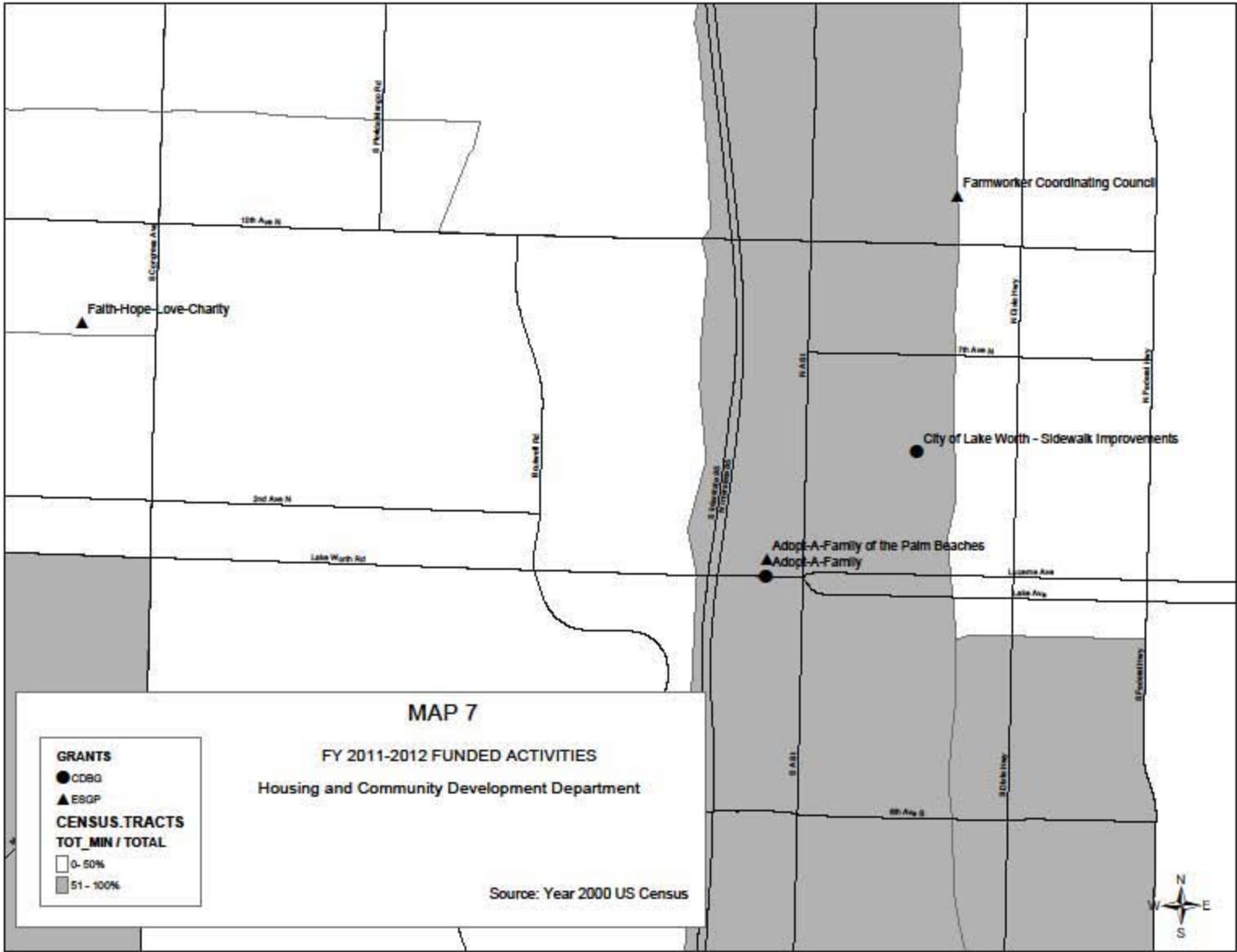














2. Allocation Priorities, Investment Rationale, and Identifying Obstacles to Underserved Needs

The allocation of investments by geographic areas is influenced by various factors, namely, program requirements, establishment of target areas, local methodologies, funding applications received, County-initiated projects, prioritization provided by municipalities for their projects, and established priorities. A summary of the factors influencing the geographic allocation of program funds is described below.

Under the CDBG program, preference is given to the implementation of non-housing activities in designated Target Areas, except for public service activities which are usually provided on a countywide basis. The County's CDBG program includes the Local Entitlement Methodology which is directly linked to the establishment of Target Areas and the basis for the distribution of funds.

All participating municipalities as well as the unincorporated areas of Palm Beach County were provided the opportunity to create Target Areas that meet the established criteria for designation as a target area. As a result of an update to the Study to Identify HCD Planning Areas for the Community Development Block Program (2003-2009), which was incorporated into the Five Year Consolidated Plan (2010-2015), three existing target areas were expanded and three new target areas were added for a total of 32 Target Areas.

The Local Entitlement Methodology, described in Appendix 1 of this Plan, was devised as a mechanism to assist in reaching as many low- and moderate-income persons as possible, to expend funds where they are most needed, and ensure a fair and equitable distribution of funds between the incorporated and unincorporated areas of the County. To this end, the Local Entitlement Methodology is impacted by the identification of CDBG Target Areas in the County's jurisdiction. Local entitlements are distributed to those municipalities that have identified a Target Area and have met the application/review criteria established by HCD.

The Local Entitlement Methodology provides for an additional funding strategy called Area of Hope Funding. This is aimed at assisting Target Areas within municipalities where the concentration of low-mod persons exceeds 70%. This strategy is implemented only if surplus funds from the unincorporated area are available. For FY 2011-12, no surplus funds were available from the unincorporated area of Palm Beach County to supplement CDBG funding to municipalities.

The County's application/review process is another factor influencing the geographic allocation of CDBG funds. To receive funding, applicants must submit applications during the regular funding cycle. Those applications for funding reflect, to a certain extent, unmet and/or partially met community needs throughout the CDBG program jurisdiction. All applications submitted are reviewed using the criteria established, which includes, among others, the priorities identified in the Five Year Consolidated Plan, compliance with national objective, project feasibility/viability, and matching contributions. Municipalities eligible to receive an entitlement, by having an identified CDBG Target Area under the Local Entitlement Methodology, are required to prioritize their projects in the application, as well as those projects submitted by applicants within their jurisdiction, with the exception of Countywide projects.

In general, activities funded to address homeless needs provide services on a countywide basis. This is due to the nature of homelessness and the services provided by the agencies addressing the identified needs.

The capital improvement program emphasizes the development of activities in the Target Areas, within municipalities, and within unincorporated areas particularly as part of a neighborhood revitalization effort.

Housing programs involving the construction of new single family housing or rehabilitation of single family housing, are steered to the Target Areas as part of a neighborhood revitalization effort; however, other planning areas participate as well. Construction of multi-family housing, when not geographically constrained by program requirements, is generally guided by market forces. Housing acquisition and homebuyer activities are usually carried out Countywide; however, HOME funds may only be used in the County's CDBG Jurisdiction.

Programs such as the Neighborhood Stabilization Program #1, #2, and #3 have instituted in their programmatic requirements the establishment of areas in which program funds would be expended. As such, locally, under NSP1 and NSP3, the programs included "areas of greatest needs" and under NSP2 it included Palm Beach County's Urban Redevelopment Area (URA). These "areas of greatest need" were chosen largely on the basis of foreclosure and vacancy rates. The URA was chosen for foreclosure rate, redevelopment potential, and previous or current County investment in the area.

In regard to identifying obstacles for addressing underserved needs relating to housing, homelessness, and non-housing related community development needs, the primary obstacle is the lack of sufficient funding resources to address the priority needs as identified in the Five Year Consolidated Plan. (2010-2015). Palm Beach County attempts to maximize the amount of resources available for this purpose by applying for other non-entitlement, non-formula-based funding sources, providing funds from general revenues, and supporting funding applications from entities within the jurisdiction to other funders other than the County. Also, the County seeks to assign scarce resources to fund activities which provide benefits to the greatest number of low and moderate-income persons and at the same time address the needs with the highest priority as stated in the Five Year Consolidated Plan.

H. ANNUAL AFFORDABLE HOUSING GOALS - 91.220(g)

The Five Year Consolidated Plan for 2010-2015 sets forth Palm Beach County's overall Housing Goal: to utilize funds that are reasonably expected to be made available to expand the supply of affordable housing, improve the quality of housing, and increase access to affordable housing to assist in meeting the needs of very-low, low-, and moderate-income renters, owners, and special needs populations, and to extend and strengthen partnerships among all levels of government and the private sector in the production, delivery, and operation of affordable housing.

Towards this goal, in FY 2011 - 2012 the County will undertake the following actions in support of specific priority housing objectives, as summarized below:

Rental Housing Objectives

Objective 1.1—Increase the supply of affordable rental housing (DH-1)

- 1.1b—Acquisition of residential properties to create additional affordable rental opportunities
 1. Assisting 68 households through acquisition of residential properties to create additional affordable rental opportunities

Objective 1.3—Improve access to affordable rental housing (DH-2)

- 1.3a—Provide direct rental assistance
 2. Assisting 127 households by providing direct rental assistance.

Owner Housing Objectives

Objective 2.1—Increase the availability of affordable owner housing (DH-1)

- 2.1b—Acquisition of existing owner units
 3. Assisting 15 households to acquire existing units

Objective 2.2—Improve the quality of existing owner housing (DH-3)

- 2.2a—Rehabilitation of existing owner-occupied units
 4. Assisting 62 households to rehabilitate existing owner-occupied units

Objective 2.3—Increase affordability of owner housing (DH-2)

- 2.3a—Provide homeownership assistance
 1. Assisting 124 households by providing homeownership assistance

For FY 2011 - 2012, an estimated total of \$27,235,524 will be used to address identified housing needs from all sources reasonably expected to be made available, as follow:

CDBG Program

HCD will use approximately \$350,000 of FY 2011 - 2012 CDBG funds (including \$50,000 program income) to operate housing rehabilitation (\$300,000) and demolition (\$50,000) programs. It is anticipated that 12 housing rehabilitations and 10 demolitions will be completed.

HOME Program

The federal allocation of HOME funds FY 2011 - 2012 HOME is estimated to be \$2,470,504. The funds will be used for a First and Second Mortgage Homebuyer Program (\$1,350,000); CDHO-administered activities (\$370,575); CHDO Operating Expenses (\$123,525); a Lease with Option to Buy Program (\$304,354); an Individual Development Account Program (\$75,000); and HOME program administration (\$247,050). Based on the funding estimate, it is anticipated that at least 28 households will be assisted.

Public Housing Authorities

For FY 2011 - 2012, 127 vouchers (Section 8 Housing Choice, Family Unification Program, and USDA) are expected to become available through assumed 5% annual turnover of existing program participants. Funding for these vouchers is estimated at \$1,102,429 between the 3 programs. None of the PBC CDBG Entitlement Jurisdiction's housing authorities are expected to complete construction of new public housing units during FY 2011 - 2012.

Neighborhood Stabilization Program 2

Under this program, the County was awarded funding to undertake a Financing Mechanism—the Second Mortgage Program (\$9,150,000); an Acquisition and Rehabilitation Program—the Residential Redevelopment Grant Program (\$12,724,825); and a Redevelopment Program—the Neighborhood Rental Redevelopment Loan Program (\$23,875,175). It is anticipated that 61 households will be assisted through the provision of second mortgages, and that 71 households will be assisted through acquisition /rehabilitation. Although new multi-family rental construction will be underway, it is not expected that associated units will be completed and occupied during FY 2011 - 2012.

Neighborhood Stabilization Program 3

The County was awarded \$11,264,172 under NSP3 which will be utilized to undertake Financing Mechanism—the First and Second Mortgage Program (\$7,321,712); an Acquisition and Rehabilitation Program with the Palm Beach County Housing Authority (\$1,408,021); and a Redevelopment activity with the Pahokee Housing Authority (\$1,408,021). It is anticipated that 45 households will be assisted through provision of first and/or second mortgages, and that 12 households will be assisted through acquisition/rehabilitation and redevelopment.

SHIP Program

Program income from the State Initiatives Housing Partnership (SHIP) Program will be utilized to provide utility connection assistance (water/sewer) to 50 owner-occupied single-family housing units. This activity is reported as rehabilitation for purposes of this section.

The table below quantifies, by activity type and income group, the proposed accomplishments that the County will pursue during FY 2011 - 2012 to address specific priority housing objectives. In summary, \$11,957,579 will be used to assist 186 owner households and/or ownership units, including rehabilitation of 62 units and acquisition of 124 units. \$15,030,833 will be used to assist 195 renter households and/or rental units, including acquisition of 56 units for affordable rental, new construction of 6 rental units, and 127 new rental assistance clients. All assistance will be provided to low- and moderate- and middle income households or provided to housing units that will be occupied by such households at affordable rates. Based on expected resources and program plans, it is the County's goal for FY 2011 - 2012 to provide affordable housing assistance to an estimated 381 non-homeless households, including 57 special needs households (20%).

The distribution of proposed accomplishments among income groups was guided by Five Year Plan targets, the program requirements of expected resources, recent trends in program performance, priority housing needs, and current housing market characteristics.

Activities		Specific Objective(s)	Income Group	Proposed Accomplishments			FY 2011-12 Expected Funding & Program Sources
				Five Year	Annual	FY 2011-12	
OWNER	New Construction	2.1.a	0-30%	0	0	0	N/A
			31-50%	0	0	0	
			51-80%	0	0	0	
			81-120%	0	0	0	
	Rehabilitation*	2.2.a	0-30%	49	9	15	CDBG-\$300,000 SHIP-\$500,000
			31-50%	63	12	25	
			51-80%	66	13	22	
			81-120%	9	1	0	
	Acquisition	2.1.b; 2.3.a	0-30%	64	12	11	HOME-\$2,223,454 NSP2-\$1,612,413 NSP3-\$7,321,712
			31-50%	142	28	18	
			51-80%	227	45	50	
			81-120%	80	16	45	
	TOTAL OWNER				700	136	186
RENTER	New Construction	1.1.a	0-30%	41	8	6	NSP3-\$1,408,021
			31-50%	49	9	0	
			51-80%	74	14	0	
	Rehabilitation	1.2.a	0-30%	109	21	0	N/A
			31-50%	12	2	0	
			51-80%	12	2	0	
	Acquisition	1.1.b	0-30%	4	N/A	6	NSP2-\$11,112,412 NSP3-\$1,408,021
			31-50%	3	N/A	31	
			51-80%	9	N/A	25	
	Public Housing & Rental Assistance	1.3.a	0-30%	869	173	127	Sec 8 -\$970,247 FUP-\$104,432 USDA-\$27,750
			31-50%	45	9	0	
			51-80%	0	0	0	
	TOTAL RENTER				1,227	238	195

- Notes:
- 1) Proposed accomplishments for FY 2011 - 2012 are based on expected resources, trends in program performance, and priority needs, or are based on approved program plans.
 - 2) Households/units which might be assisted with competitive program resources are not included among accomplishments.
 - 3) Rehabilitation includes 50 housing units to be provided with utility connection/impact fee assistance through SHIP program income.
 - 4) Public Housing/Rental Assistance includes households newly-assisted through voucher programs assuming 5% turnover.

Section 215 Goals

Palm Beach County's Five Year Consolidated Plan for 2010-2015, estimated that 80% of assisted owner units and 80% of assisted renter units will meet the 215 definitions for affordable owner and renter housing, respectively. As of May 2011, the current estimated median housing value for Palm Beach County was \$140,700, yielding a maximum value of \$133,665 (95%) to meet as Section 215 requirements for owner housing. Sixty-four percent (64%) of owner units to be assisted during FY 2011-2012 are expected to meet the Section 215 requirement. For rental units, in order to meet Section 215 requirements rents cannot exceed 30% of the income of a household at 65% AMI. Ninety-two percent (92%) of rental units to be assisted during FY 2011-2012 are expected to meet the Section 215 requirement. HUD Table 3B below quantifies the County's Section 215 goals by activity type. Although the table does not provide for identification of use of NSP resources, the housing figures provided include those assisted with NSP funds.

**U.S. Department of
Housing and Urban Development**

OMB Approval No. 2506-0117

(Exp. 4/30/2011)

**Table 3B
ANNUAL AFFORDABLE HOUSING COMPLETION GOALS**

Grantee Name: Palm Beach County	Expected Annual Number of Units To Be Completed	Actual Annual Number of Units Completed	Resources used during the period			
			CDBG	HOME	ESG	HOPWA
Program Year: 2010-2011						
BENEFICIARY GOALS (Sec. 215 Only)						
Homeless households			<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Non-homeless households	287	TBD	X	X	<input type="checkbox"/>	<input type="checkbox"/>
Special needs households	57 duplicated	TBD	X	X	<input type="checkbox"/>	<input type="checkbox"/>
Total Sec. 215 Beneficiaries*	287	TBD	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
RENTAL GOALS (Sec. 215 Only)						
Acquisition of existing units	41	TBD	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>
Production of new units	6	TBD	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>
Rehabilitation of existing units	0	TBD	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Rental Assistance	127	TBD	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>
Total Sec. 215 Affordable Rental	176	TBD	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
HOME OWNER GOALS (Sec. 215 Only)						
Acquisition of existing units	15	TBD	<input type="checkbox"/>	<input type="checkbox"/>		

Production of new units	0	N/A	<input type="checkbox"/>	<input type="checkbox"/>		
Rehabilitation of existing units	40	TBD	X	<input type="checkbox"/>		
Homebuyer Assistance	64	TBD	<input type="checkbox"/>	X		<input type="checkbox"/>
Total Sec. 215 Affordable Owner	119	TBD	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
COMBINED RENTAL AND OWNER GOALS (Sec. 215 Only)	293					
Acquisition of existing units	56	TBD	<input type="checkbox"/>	X		<input type="checkbox"/>
Production of new units	6	N/A	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>
Rehabilitation of existing units	40	TBD	X	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Rental Assistance	127	TBD	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>
Homebuyer Assistance	64	TBD	<input type="checkbox"/>	X		<input type="checkbox"/>
Combined Total Sec. 215 Goals*	293	TBD	X	X	<input type="checkbox"/>	<input type="checkbox"/>
OVERALL HOUSING GOALS (Sec. 215 + Other Affordable Housing)	381	TBD				

I. PUBLIC HOUSING - 91.220(h)

1. Belle Glade Housing Authority (BGHA)

The Belle Glade Housing Authority is an independently operated housing authority that, historically, has specialized in providing affordable housing opportunities for low-income farm workers and their families. This goal is predicated on the basis that the Lake Region Area (Glades Area) of Palm Beach County is one of the largest agricultural producing regions in the United States. Consequently, many of the associated supportive services coordinated with the provision of housing are focused upon providing for the needs of low-income farm workers. Moreover, as an independently operated agency, the Belle Glade Housing Authority is fully self-sufficient by the virtue of the fact that the rents collected facilitate the payment of operational expenses.

Currently, the BGHA operates a total of 714 public housing units at two housing centers - 400 units at the Okeechobee Center and 314 at the Osceola Center. The Osceola Center is within the Belle Glade city limits, and the County provides police and fire protection by contract. The city provides trash pick-up services for this center. The Okeechobee Center is located within the unincorporated area of Palm Beach County. The County provides fire services, trash pickup and police protection for this center via the County's Sheriff's Department. The Housing Authority is responsible for the road maintenance for the centers.

The Belle Glade Housing Authority does not receive funding from HUD. For FY 2011-12, the authority will receive approximately \$515,000 for rental and utility assistance to 235 tenants through the U.S. Department of Agricultural (USDA) Rural Development Rental Assistance Program. In addition, the BGHA has 5.2 million dollars of USDA Repair & Rebuild funds for a rehabilitation project that started in 2010. The project consists of installing central air and heat in all of the units, installing impact resistant windows and rehabilitating bathrooms in 310 oldest units to include all new fixtures and newly tiled tub walls. This project should be completed in 2011.

Efforts undertaken by the BGHA to effectively empower the residents of the BGHA include improvements of the following three (3) initiatives: 1) Management and operation of public housing, 2) Living environment of public housing residents; and 3) The involvement of public housing residents in the management of public housing. These initiatives are constantly being refined and/or expanded to meet the need of the public housing residents.

The following summarizes activities that are currently, or will soon be, undertaken by BGHA to increase and improve the involvement of public housing residents in the management of their public housing:

- Redlands Christian Migrant Association, Inc. (RCMA) will continue to provide day care services at the Belle Glade Day Care Center, located at the BGHA Okeechobee Center, 20 Carver Street, Belle Glade, Florida. RCMA will provide services, including, but not limited to education and child development skills for approximately 100 children from low-income families. Additionally, child care services provided by RCMA empower parents residing in public housing units to seek economic self-sufficiency. HCD has consistently awarded CDBG Program funds to RCMA to assist in providing such services.

- The BGHA has donated space to Planned Parenthood of the Treasure Coast to conduct after school and continuing education programs.
- In conjunction with the Police Athletic League, BGHA continues to co-sponsor football and basketball teams for the children of its tenants.
- The BGHA will continue to coordinate with law enforcement agencies including the Palm Beach Sheriff's Department to assist efforts to reduce drug activity, vandalism, and crime. BGHA has donated space to the Sheriff's Department to use as an on-site sub-station at both the Okeechobee and Osceola public housing complexes.

2. Pahokee Housing Authority (PHA)

The Pahokee Housing Authority (PHA) owns and operates 474 public housing units which are divided as follows: 75 units at McClure Village, 200 units at Padgett Island Homes, and 199 units at Fremd Village. McClure Village is located within the City's boundary; however, Padgett Island and Fremd Village are within the unincorporated areas of Pahokee.

The PHA Board of Commissioners is appointed by the Mayor of the City of Pahokee. Glades Utilities Authority (GUA) provides water and sewer services to PHA's residential units in the incorporated and unincorporated areas. Palm Beach County provides fire protection services and Palm Beach County Sheriff Department provides law protective services to all developments, in part, through a contract with the City of Pahokee. Under agreements with both the City of Pahokee and Palm Beach County, the PHA makes a payment in lieu of taxes in exchange for certain services, e.g. fire, protective services, street maintenance, water mains and facilities.

In 2011, the PHA is expected to receive \$5,132,794 in grant funds to help meet housing needs. These funds will be used to make improvements to its existing housing stock, to create new housing, and to promote adequate economic opportunities for residents. The funds PHA expects to receive include: \$1,965,786 under the Public Housing Operating Subsidy Program, \$898,079 under the Capital Grant Program, \$1,600,580 under the State Community Development Block Grant Disaster Recovery Initiative #3 program and \$668,349 for its Section 8 Housing Choice Voucher Program.

As part of its FY 2011-12 goals, Pahokee Housing Authority will continue its endeavor to develop its vacant properties to provide more housing opportunities to (1) low income families and (2) the workforce. PHA is presently negotiating with a development consultant to initiate development activities. Under Phase K of Site Development, PHA will target eight acres of vacant land owned by the PHA. Under Phase II, PHA will initiate activities to develop 20 acres of vacant properties owned by the Pahokee Housing Authority. PHA presently has approximately 300+ applicants on its Public Housing and Section 8 waiting lists combined. This is indicative of the need for additional housing for low- and moderate income families. Development of these properties will enable PHA to create a mixed income community that will better meet the housing needs of these and other families.

Residents' involvement in management is imperative to the success of PHA's operation. For this reason, PHA will continue to encourage residents' involvement in tenant meetings, Board of Commissioners meetings, empowerment training, and other activities.

PHA has an active Residents Advisory Board, which is comprised of residents from each

housing program (Public Housing and Section 8 HCV). These individuals are involved in setting goals and objectives during PHA's Agency/Annual Plan planning process. Many activities undertaken by the PHA are carried over from previous fiscal years; however, they are continuously being refined to meet the needs of public housing residents.

PHA also has an active Tenants Association, which is comprised of residents from each housing development. Members of the Tenants Association attend monthly PHA Board of Commissioners meetings and provide input on agency management issues.

PHA holds monthly meetings with residents to provide policy training and to solicit input with respect to management initiatives.

It is the goal of PHA to help residents of its Public Housing and Section 8 Housing Choice Voucher programs to become homeowners. In preparing for such endeavor, PHA recognizes that other essential needs must be met. To this end, the Authority has implemented the following programs and practices:

- PHA will continue to collaborate with agencies to provide homebuyers workshops and training. The training/workshops will include budgeting, credit counseling, improvement of social structure through family strengthening and how to maintain a home after the purchase, among other things.
- PHA continues to refer residents to the local Prosperity Center for homeownership assistance. This program provides homebuyer education and matching funds to residents as they set aside monies towards purchasing a home.
- PHA will continue its partnership with Workforce alliance to offer skill building, on-the-job training, job readiness, and employment opportunities. PHA strongly encourages Section 3 participation among contractors who receive federally funded contracts. This provides employment and skill-building opportunities to PHA residents and local communities.
- PHA continues to collaborate with Bright Ideas Educational Foundation to provide child care services to allow residents the opportunity to seek educational and professional development, as well as job opportunities. Bright Ideas gives priority to PHA residents with respect to hiring and intake. PHA has secured funds to a Resident Services Coordinator. The sole focus of the Coordinator will be to implement residents/ initiatives to promote self-sufficiency.
- PHA's staff continues to provide three activities per month through collaboration with other agencies including health and safety, family strengthening, homebuyer essentials, drug awareness, personal development, and self motivation.
- PHA continues its alliance with the Comprehensive AIDS Program (CAP) to educate families on the facts about HIV/AIDS and related health concerns.
- PHA, in partnership with the Palm Harbour Preparatory Program, offers an after school tutorial program to residents. The program serves approximately fifty (50) students. The focus of this program is to provide academic instruction in reading comprehension and math strategies that will help students on the FCAT.
- PHA works in collaboration with PBC Sheriff's Office (PBSO), to provide education and crime prevention programs to residents. Such early intervention programs offer a healthy and safe social environment for residents and enable youths to engage in wholesome recreational activities. This has proven successful in reducing juvenile delinquency and combating crime

in public housing. The activities offered during these programs are essential in helping youths learn to communicate effectively and deal with conflict without resorting to violence.

- PHA continues to collaborate with the PBSO to help combat crime in public housing.
- PHA provides office space in two of its housing developments to PBSO's Community Policing Unit. The visibility of these officers helps to curtail problems of mischief and crime.
- PHA contracts with the City of Pahokee Recreation Department to offer an after school program for middle-school aged children. This program offers preventive and early intervention measures to redirect children from violence and crime. It also helps build remediation and other skills suitable for succeeding the FCAT.
- PHA provides office space for Fair Housing and Equal Opportunity staff. This is critical in helping residents understand their rights and responsibilities as they relate to renting and purchasing of their own homes.
- PHA collaborates with Florida Rural Legal to educate residents on their rights and responsibilities with respect to tenant/landlord issues.
- PHA collaborates with the Pahokee Beacon Center to provide family strengthening, remedial and other supportive services to residents. The Beacon Center houses an array of services and programs, including those provided by the Housing Partnership.
- PHA continues to administer its Family Self Sufficiency (FSS) Program under its Section 8 HCV Program. This program empowers participants to excel and assists them in meeting their personal and professional goals. PHA also plans to implement an FSS Program for public housing residents.

3. 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 Apartments), 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 in South Bay (Marshall Heights).

During FY 2010-11, 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 received \$18,764,622 for 2012 Housing Choice Vouchers under the Section 8 Program during FY 2010-11. This amount included \$2,088,642 for 258 Housing Choice Vouchers under the Family Unification Program (FUP). These amounts should increase slightly during 2011-12.

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:

- PBCHA continues to collaborate with the PBC Sheriff's Office (PBSO) to help combat crime in public housing. PBCHA provides office space in three (3) of its housing developments to PBSO's Community Policing Units.
- The Family Self Sufficiency (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 both 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 Housing Choice Voucher Program (HCV) at a cost of \$122,247 and 1 FSS Coordinator for public Housing at \$46,024.

- 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 has 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.
- The PBCHA has computer learning centers at its Drexel Apartments location. A computer GED 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.
- The PBCHA has received several Grants and has applied for additional ones as follows in the table below.

Palm Beach County Housing Authority Grant Status Report

Status	Funding Source	Site	Description	Amount
Awarded	NSP-1	6 single family homes	Purchase, renovate, rent homes	\$750,000.00
Awarded	Disaster Recovery Funds	Seminole Manor	Impact windows and hurricane doors	\$475,423.13
Awarded	Disaster Recovery Funds	Schall Circle	Impact windows and hurricane doors	\$418,815.90
Awarded	Disaster Recovery Funds	Marshall Heights	Impact windows and hurricane doors	\$238,060.00
Awarded	Disaster Recovery Funds	Single Family Homes	Impact windows and hurricane doors	\$331,668.02
Awarded	CDBG	Drexel Apartments	New fire alarm system	\$45,000.00
Total				\$2,258,967.05
Recommendation from PBC HCD to BCC. Awaiting approval	NSP-2	Westgate Plaza	New construction, 80 unit complex	\$6,100,000.00
Total				\$6,100,000.00
Applied	HUD	Section 8	FSS Coordinators (3)	\$122,247.00
Applied	HUD	Public Housing	FSS Coordinator (1)	\$46,014.00
Applied	HUD	Section 8	New FUP vouchers	\$1,074,012.00
Applied	NSP-2	Single Family Homes	Purchase, renovate, rent homes	\$5,500,000.00
Total				\$6,742,273.00
PBC application to HUD includes PBCHA as awardee.	NSP-3	Glades area	Purchase, renovate, rent homes	\$1,400,000.00
Total				\$1,400,000.00
Total awarded, applied, and upcoming				\$16,501,240.05

One year
One year
Per year
Per year

4. Riviera Beach Housing Authority (RBHA)

The Riviera Beach Housing Authority (RBHA) does not currently own an inventory of public housing units or operate a voucher program. RBHA had hoped to develop 140 tax credit rental

units at the Emerald Palms site located at 2104 West 17th Court, Riviera Beach (the former Ivey Green Development); however, due to the weakened financial market and the decreased value of tax credits and other factors this project did not materialize.

The RBHA does not anticipate a Public Housing Operating Subsidy for fiscal year 2011-12 nor do they expect to receive any Section 8 vouchers. Members of the RBHA Board plan to meet with HUD officials during 2011 in attempt to receive a small quantity of be vouchers.

There are no housing agencies in Palm Beach County jurisdiction at this time designated as “troubled.”

J. HOMELESS AND SPECIAL NEEDS – 91.220(i)

1. Plan for the Investment and Use of Available Resources

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 action plan. With the County's growing population and the current economic crisis, HCD does not anticipate an independent decline in the local homeless population in the upcoming years. As a result, governments and non-profit agencies, including religious organizations will continue to provide the facilities and services to meet the immediate needs of homeless individuals and families, assist them in obtaining self-sufficiency, and help prevent at-risk individuals and families from becoming homeless. In its Five Year Consolidated Plan, Palm Beach County has stated that the funds that are reasonably to be made available in coordination with other organizations will be utilized to assist homeless persons to obtain appropriate housing, to assist persons at risk of becoming homeless and to assist in the implementation of the County's *Ten Year Plan to End Homelessness in Palm Beach County*.

A variety of sources including government, private, and other public sources exist to fund facilities and services that benefit the homeless and those at risk of being homeless. Information available to HCD indicates that during FY 2011-2012 approximately \$20,420,493 will be available from various sources to directly address homelessness, fund the provision of assisted living services, and provide services to prevent homelessness. The amount of funding available to the County to combat homelessness has increased significantly in recent years due to Federal funds received under the Housing and Economic Recovery Act of 2008 (HERA) and the American Recovery and Reinvestment Act of 2009 (ARRA). Overall funding from all sources will be expended by thirty (30) agencies, some of which will receive funds from more than one source. Specifically, as it relates to the ESG and CDBG Programs, thirteen (13) homeless activities will be funded with ESG funding and eight (8) homeless activities will be funded under the CDBG program. Twenty-one (21) activities will be funded under the Continuum of Care.

Funds allocated to homeless providers during the year will be used to assist persons who are homeless, at risk of becoming homeless, or are in need of permanent supportive housing. Specifically as it relates to the CDBG and ESG Programs, based on proposed accomplishments reflected in the agencies' applications for funding under both programs, the number of beneficiaries expected to be served during the year is as follows: CDBG Program will provide assistance to an estimated 540 unduplicated persons and the ESG program will provide assistance to approximately 3,003 unduplicated persons. Furthermore, under the Homeless Prevention and Rapid Re-housing Program (HPRP) approximately 231 unduplicated households will be assisted.

Chronic Homeless

Palm Beach County is committed to providing support towards HUD's goal of eliminating chronic homelessness by the year 2012. HUD defines the chronic homeless as an unaccompanied disabled individual with a disabling condition who has been continuously homeless for over one year or who has experienced at least four episodes of homelessness during the past four years. The newly adopted HEARTH Act further extends the definition of chronic homeless to include families. Based on HUD's definition, during the 2009 Point-in-Time

County, Palm Beach County had 417 chronically homeless individuals. To serve the county's chronic homeless population, Palm Beach County will fund or support applications for funding aimed at ending chronic homelessness and expand or implement those services that have demonstrated to be effective in eliminating chronic homelessness.

During FY 2011-2012, Palm Beach County continued its adopted policy of awarding bonus points to the applicants of the ESG program whose specific activity will benefit the chronic homeless population. The county also assigned emphasis be placed on the funding of CDBG public service activities that address homeless issues or serve the chronic homeless population. Further proof of the County's commitment to address chronic homelessness is gleaned from the priority list of agencies and activities which were funded under the 2010 Continuum of Care.

Under the FY 2011-2012 CDBG and ESG funding cycle, two agencies (The Salvation Army and The Lord's Place) were provided funding under the CDBG and ESG Programs to address the needs of the chronically homeless.

The 2010 Continuum of Care award showed that four agencies, namely The Salvation Army, The Lord's Place, Gulfstream Goodwill, and Oakwood Center were funded to assist chronically homeless persons.

Emergency Shelter Grants (ESG) Program

Palm Beach County has been allocated \$297,830 from U.S. HUD through an entitlement formula under the ESG Program for FY 2011-2012. Palm Beach County's ESG Program focuses on assisting non-profit service-provider agencies with funds for operations and maintenance of emergency shelters and transitional housing, and for homeless prevention activities, as defined by ESGP regulations. Due to the small amount of funds received from HUD, HCD does not award ESGP funds for payment of agency staff salaries, provision of essential services for the homeless, or for the renovation, major rehabilitation, or conversion of structures, although they are eligible activities. An amount of \$14,891 (representing 5% of the county's total allocation) will be reserved to cover some of the HCD staff cost for administering the program. Subrecipient agencies provide services countywide to individuals and families who are homeless (or chronic homeless), or are at risk of becoming homeless. Served within these broad categories are sub-populations identified and/or prioritized by the county or by the continuum of care process. The following table represents the ESG funding recommendations and the number of proposed beneficiaries, set forth by eligibility category.

EMERGENCY SHELTER GRANTS PROGRAM (ESGP) FY 2011-12 FUNDING RECOMMENDATIONS

Agency	Request	Recommended Funding		Beneficiaries		
		Opr/Matn	Hmls Prev	O/M	H/P	Total
Adopt-A-Family of the Palm Beaches Provision of emergency rent and utility payments to persons at risk of homelessness	\$35,000		\$19,133.75		150	
Aid to Victims of Domestic Abuse Utilities, insurance, repairs and general maintenance of emergency shelter	\$30,000	\$25,000		144		
Center for Family Services Utilities, security, maintenance, repairs, and insurance for emergency shelter	\$70,000-	\$19,133.75		168	165	
Children's Case Management Organization	\$24,000-	\$11,000	\$12,000	120	7285	

Provision of hotel/motel vouchers and emergency rent and utility payments						
Children's Home Society of Florida Provision of food, and utilities at one emergency shelter and one transitional shelter	\$21,404	\$21,404		186		
Children's Place At HomeSafe Utilities, water, cable, and sewer costs of emergency shelter	\$25,000	\$25,000		90		
Farmworkers' Coordinating Council Provision of emergency rent and utility payments to persons at risk of homelessness	\$30,000		\$25,000		554	
Faith*Hope*Love*Charity Insurance, utilities, general maintenance, and food costs for emergency shelter	\$25,000**	\$25,000		108		
Jesus and You (JAY) Outreach Ministries General maintenance and insurance costs for transitional shelter	\$34,750	\$12,000		124		
The Lord's Place- Family Program Utilities, building maintenance, insurance, and food costs for emergency shelter	\$40,000	\$19,133.75		126		
The Lord's Place-Men's Recovery Ctr Utilities, building maintenance, insurance, and food costs for emergency shelter	\$35,000	\$19,133.75		100		
Salvation Army Provision of food, and utility costs associated with transitional shelter	\$50,000	\$25,000		180		
Seagull Industries for the Disabled Utilities, maintenance and repairs to emergency shelter	\$23,000	Not Eligible		0		0
Urban League of PBC Provision of emergency rent and utility payments to persons at risk of homelessness	\$10,000	-0-	-0-	0	0	0
YWCA Security and maintenance services of emergency shelter	\$30,540	\$25,000		446		446
TOTAL	\$483,694	\$226,805.25	\$56,133.75	1792	1211	3003

ESG Award: \$297,803

5% Admin (\$14,891)

Total Funds \$282,939

*Funding Contingent upon Agency receiving clearance from County/HUD regarding conflict of interest. If clearance is not granted, the funding will be reallocated to the following agencies: Urban League (\$5,000); The Lord's Place Family Shelter (\$2,500); The Lord's Place Men's Recovery (\$2,500); AVDA (\$5,000); Salvation Army (\$5,000) & YWCA (\$5,000)

2. Action steps to address the needs of persons that are not homeless identified in accordance with 91.215(e).

According to 24 CFR 91.205(d)(1), when local jurisdictions create their Consolidated Plans they must estimate, "to the extent practical, the number of persons who are not homeless, but require supportive housing, including the elderly, frail elderly, persons with disabilities (mental, physical, developmental) persons with alcohol or other drug addition, persons with HIV/AIDS and their families, public housing residents, and any other category the jurisdiction may specify, and describe their supportive housing needs". The County has a number of services and programs that offer assistance to individuals, families and those with chronic disabilities.

Palm Beach County does address the priority housing and supportive service needs of persons who are not homeless but require supportive houses. Some special needs services are currently being addressed through County sponsored programs. The elderly population and senior citizen activities are assisted through the County's social service programs while many senior activities are facilitated by the Area Agency on Aging of Palm Beach and the Treasure Coast. Special needs services that are not directly provided by the County such as housing for persons with HIV/AIDS, foster care programs, mental health disorders and substance abuse are addressed by the County through coordination with a network of social service providers. The table below identifies and summarizes the County's non-homeless special needs population.

**Special Needs (Non-Homeless) Populations
HUD Table 1B**

SPECIAL NEEDS POPULATION	PRIORITY NEED LEVEL	UNMET NEED	DOLLARS TO ADDRESS UNMET NEED	MULTI-YEAR GOALS	ANNUAL GOALS
Elderly	High	Housing Needs	\$2,000,000	9,000	1,800
Frail Elderly	High	Medical	\$215,000	1,840	368
Severe Mental Illness	High	Case Management Services	\$2,216,000	610	122
Developmentally Disabled	High	Group Homes needed	\$133,000	10,000	2,000
Physically Disabled	High	Public Transportation; Adult living facilities; Housing Units	\$8,680,250	1,530	306
Persons with Alcohol/.Drug Addictions	High	Transitional Housing Units; Substance Abuse Training	\$20,350,000	550	115
Persons with HIV/AIDS	High	Housing and Case Management	\$150,000	5,500	1,100
Victims of Domestic Abuse	Medium	Domestic Violence Emergency Shelter Beds	\$200,000	1,475	295
TOTAL			\$51,944,250	30,505	6,106

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Palm Beach County's Non-Homeless Special Needs 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 will continue to fund or support applications for funding that increase the supply of supportive housing which combines structural features and services needed to enable the special needs population and their families to reside in decent housing. In addition, Palm Beach County will continued to fund or support applications for funding improvements to existing homes through structure enhancements to facilitate independent living of the elderly and disabled in the community.

To achieve its goal and ultimately meet the county's non-homeless special needs for FY 2011-2012, the County will undertake the action steps outlined below:

- Palm Beach County HCD will continue to fund the Special Needs/Barrier Free Housing Program.
- Palm Beach County HCD will continue to support applications by other agencies or County departments for funding that provide assistance to the non-homeless special needs population by providing consistencies with the County's Consolidated Plan and through active participation in appropriate bodies.
- Palm Beach County HCD will target that at least 10% of the households assisted with CDBG and HOME funds shall fall under the category of special needs as defined and described within the Five Year Consolidated Plan.
- Palm Beach County, through the Department of Community Affairs, shall continue to allocate Ryan White Title I funds to agencies that provide housing and support services to persons with HIV/AIDS and their families.
- By the end of FY 2011-2012 Palm Beach County shall provide assistance to 275 special needs households. (Households are reported rather than persons because some agencies only serve families or because some agencies serve what are in effect one-person households based on the living arrangement (e.g. a room in an assisted living facility).

Housing Opportunities for People with AIDS

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 on behalf of the entirety of Palm Beach County.

3. Planned Action Steps for Homeless Prevention

The most logical approach to combating homelessness is to address the factors that threaten individuals and families with children with the potential of losing their housing before the threat becomes a reality. Keeping individuals and families in their current residence is most often easier and less costly than placing them into permanent shelter once they have entered the emergency shelter system

The *Ten Year Plan to End Homelessness in Palm Beach County* names homeless prevention as a goal. The Plan states that investments in prevention initiatives can effectively prevent homelessness for people at risk of losing their homes. The Plan outlines mortgage/rental assistance, utility assistance, counseling/advocacy and legal assistance as key components of a homeless prevention initiative. The Plan states that the preventive measures should offer permanent solutions, with a special emphasis on increasing individual's income, creating more affordable/accessible housing options, and improve individual's access to mainstream resources. During FY 2011-2012, HCD, through its grant programs, will continue to support agencies that provide homeless prevention services that include emergency payment of delinquent rent, utility assistance, budgeting and credit counseling, food and food vouchers, legal assistance and counseling services. HCD will continue to use ESG and other available funding to support agencies that provide direct homeless prevention services, such as one-time emergency rent, mortgage and utility assistance. In FY 2011-12, HCD, in coordination with the ESGP Advisory

Board, awarded funding to three (3) agencies that provide direct homeless prevention activities. These activities are expected to serve 989 unduplicated persons who are at-risk of becoming homeless.

K. BARRIERS TO AFFORDABLE HOUSING - 91.220(j)

Palm Beach County will continue 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 alleviate the shortage of affordable housing in the County and to ensure the provision of affordable units to the residents of Palm Beach County.

The provision of financial assistance is one means by which the County currently assists prospective homebuyers, homeowners, and developers who are seeking to purchase, rehabilitate, or construct affordable housing units. This strategy is carried out by the Department of Housing and Community Development (HCD), and the types of assistance and funding programs are detailed in this document in Section H.—Annual Affordable Housing Goals and in Section L.1.b.—Actions to Foster and Maintain Affordable Housing.

The County's Planning, Zoning and Building Department (PZ&B) is responsible for implementing local policies and regulations governing building and development, and has undertaken several initiatives to stimulate the development or redevelopment of affordable housing.

The Workforce Housing Program mandates the provision of workforce housing units in all new residential developments in unincorporated Palm Beach County. The program is intended to serve the housing needs of persons employed in jobs which provide services on which the general population of the community relies. All new residential projects consisting of 10 or more housing units must provide varying percentages of homes affordable to households with incomes ranging from 60-150% of AMI. Additionally, the County offers an incentive where in exchange for a developer designating at least 40% of project units for Workforce Housing, a density bonus may be granted of up to 30% for Low Residential zoning designation (1-3 units/acre) and up to 100% for new Medium Residential (5 units/acre) and High Residential (18 units/acre) developments.

The Palm Beach County Impact Fee Ordinance was designed to minimize impact fees for new development of smaller, more affordable homes, by calculating the fee on the total square footage of the home.

The County's 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 to, among other things, address barriers to the provision of affordable housing.

Zero Lot Line Developments are permitted by Palm Beach County Unified Land Development Code (ULDC) and by a majority of municipalities in the county. This method of land development has become particularly advantageous in the usage of small lots, enabling affordable housing developers to reduce costs by utilizing less land. This method is also particularly important to redevelopment through infill housing in older neighborhoods which are platted with very small lot sizes.

The Traffic Performance Standards Affordable Housing Exception as identified in the Palm Beach County Unified Land development Code (ULDC), allows developers to have additional trips for their traffic counts as an incentive to construct very low and/or low income housing. The extra trips allow developers to build additional and/or larger housing units, lowering per unit costs of land and other fixed development costs.

Accessory Affordable Housing in the "INST" Land Use Category 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 non-residential facilities (i.e., church site with elderly housing).

A One-stop Permit Process designed to result in continual improvements to the permit issuance process and an associated level of service is implemented by the Building Division. By lessening the time required for developers to acquire necessary building permits, the one stop permitting process has reduced the time required to initiate the construction process and thereby reduced interest costs to developers of affordable housing. This results in a monetary savings to the developer that may be passed on to prospective low and moderate income homebuyers.

Other Actions

Other County Departments also undertake actions to promote the development of, and remove barriers to, affordable housing. Some of these actions are described below:

The Property and Real Estate Management (PREM) Division maintains an inventory of surplus County owned and other publicly owned land suitable for affordable housing development. HCD has utilized surplus properties in the past in its affordable housing activities and has coordinated donation of surplus properties to non-profit agencies for the development of new affordable housing.

The Water Utilities Department implements the Deferred Payment Program (DPP) designed to assist homeowners which currently utilize private well and septic systems to hook up to newly expanded or constructed public water and sewer systems. The fees are paid back over a ten year period with an annual interest rate of 6.5%. The program reduces the financial impact on affordability of the home while expanding utility services in Palm Beach County.

In order to make multiple infrastructure improvements affordable to property owners, the Municipal Service Taxing Unit Ordinances allow assessments for infrastructure improvements to be paid over a period 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) was founded by Palm Beach County as a non-profit housing provider to help address the need for affordable housing in the County. Like other affordable housing providers, the CLT of PBC either develops, or causes to be developed, housing to be sold to very-low, low, and moderate income homebuyers at an affordable price. The CLT was awarded \$4.5 million in NSP2 funds for the redevelopment of a vacant parcel of land donated by Palm Beach County. The Davis Landings development will

provide a range of twenty-seven (27) multi-family rental units. Construction of the project will commence in FY 2011-2012.

L. OTHER ACTIONS - 91.220(k) (see 91.215(a), (b), (i), (j), (k), and (l)).

1. Description of actions that will take place during the next year to:

a. Address obstacles to meeting underserved needs

The Five Year Consolidated Plan (2010-2015) identified the lack of sufficient funding resources as the primary obstacle to meeting underserved needs relating to housing, homelessness, and non-housing community development needs. The County attempts to maximize the amount of resources available by applying for other non-entitlement, non-formula-based, funding sources for such activities, by providing funds from general revenues, and by supporting funding applications from entities within the jurisdiction. The County also strives to make the most efficient use of available funding through stringent evaluation of proposed projects which are submitted for funding under any county managed programs, regardless of funding sources, and through the leveraging of resources to the fullest extent feasible. The County will continue with these efforts during FY 2011-12.

The specific actions which will be undertaken by the County during FY 2011-12 to address the obstacles to meeting underserved needs are grouped into the three areas, namely: housing, homeless/special needs, and non-housing community development, and are addressed below.

Housing

- o Provision of housing affordable to extremely-low and low income households.

Despite the recent slump in housing prices, the limited financial resources of these households pose impediments to meeting their individual housing needs. The County therefore will continue to take action to provide affordable housing opportunities to extremely-low and low income households.

CDBG and HOME Programs:

Through its CDBG and HOME Programs the County proposes to assist 42 very low-, low- and moderate-income households to meet their affordable housing needs during FY 2011-12. It is planned to achieve this objective by undertaking rehabilitation of owner occupied housing units, through the acquisition of housing units by first-time homebuyers, provision of Individual Development Accounts, operation of a lease to buy program, and through CHDO administration of similar programs. It is planned to allocate CDBG and HOME funds totaling \$2.35 million to accomplish the above stated housing objectives.

Neighborhood Stabilization Program 2 (NSP2)

The county plans to utilize a \$50 million award of Neighborhood Stabilization Program 2 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 will allow families whose incomes are at or below 120% of the AMI to acquire vacant single-family properties which are foreclosed upon. The value of these properties should not exceed \$280,000 and funds are provided in the form of interest bearing and forgivable loans. The sum allocated will allow for the acquisition of at least

61 homes of which 11 will be for families whose incomes is at or below 50% of the AMI. The second activity involves the allocation of \$20.13 million to non-profits and public agencies to purchase (and rehabilitate if necessary) foreclosed residential structures. These structures must be sold or rented to families with incomes at or below 80% of the AMI. At least 50% of the \$20.13 million must be expended to benefit persons with incomes at or below 50% of the AMI. The third activity involves new affordable rental housing development for which \$16.47 million was allocated to for-profits and one subrecipient, the Community Land Trust of PBC (discussed below) 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 AMI and at least 25% of these will benefit households whose income do not exceed 30% of the AMI. It is anticipated that 320 units will be developed of which 167 will be for households with incomes below 50% AMI.

Neighborhood Stabilization Program 3 (NSP3)

The Neighborhood Stabilization Program 3 consists of three 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 and second mortgage program for which \$7.32 million was set-aside for its implementation. The program will allow families whose incomes are at or below 120% of the AMI to acquire vacant single-family properties which are foreclosed upon. The value of these properties should not exceed \$280,000 and the interest rate charged will not exceed 4.0%. The sum allocated will allow for the acquisition of at least 45 homes. The second activity involves an allocation of \$1.4 million to the Palm Beach County Housing Authority to purchase (and rehabilitation if necessary) at least 6 foreclosed residential structures. These structures must be rented to families with incomes at or below 50% of the AMI. Finally, the third activity allocated \$1.4 million to the Pahokee Housing Authority to redevelop at least 6 rental housing units that must be affordable to households with incomes below 50% AMI.

Community Land Trusts (CLTs)

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. The CLT of PBC operational jurisdiction encompasses the entire Palm Beach County. The CLT concept in Palm Beach County was born out of the need to provide homeownership opportunities to low and moderate income persons in light of the rising cost of housing prices which has resulted in the majority of Palm Beach County Work Force being unable to afford homeownership. Despite the downturn in the housing market, this concept is still a viable homeownership mechanism. 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 will be assigned to the homeowner by the CLT and a resale and recapture provision will ensure the continued affordability of the housing unit in the event of a transfer of ownership. The formulation of the CLT of PBC was facilitated by the Board of County Commissioners and the County financed its administrative expenses for the first two years. Additional assistance to the CLT of PBC was provided by the County to finance the purchase and donation of 8 single family homes to the CLT for sale to eligible owners, and donation of a 6+ acre parcel on Davis Road for development of seventy-six (76) affordable housing units both for homeownership and rental. During FY 2010-11, under the NSP2 Neighborhood Redevelopment Program (Activity 3), the CLT of PBC awarded 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.

○ Disproportionate Housing Needs

Underserved housing needs can also be represented by disproportionate housing needs. This need exists when the percentage of households in a specific category of need who are members of a particular racial or ethnic group is at least ten percent (10%) higher than the percentage of all households in that same category of need. The Five Year Plan identified the following disproportionate housing needs:

Black Households

- Low Income (31-50% AMI) Elderly Owners
- Moderate Income (51-80% AMI) Elderly Owners
- Low Income (31-50% AMI) Other Owners
- Low Income (31-50% AMI) Owners
- Moderate Income (51-80% AMI) Owners

Hispanic Households

- Extremely-low Income (0-30% AMI) Family Owners
- Low Income (31-50% AMI) Elderly Owners
- Low Income (31-50% AMI) Owners
- Moderate Income (51-80% AMI) Elderly Owners
- Moderate Income (51-80% AMI) Family Owners
- Moderate Income (51-80% AMI) Owners

Asian Households

- Low Income (31-50% AMI) Owners
- Moderate Income (51-80% AMI) Owners

White Households

- Moderate Income (51-80% AMI) Other Renters

The overwhelming majority of disproportionate needs exist for various categories of owners, in particular, elderly and family households. Among income groups, disproportionate need more often exists in the low-income and moderate-income households groups. Among races/ethnicities, Black and Hispanic households experience housing problems somewhat more frequently than the general population, but since the analysis did not identify a large number of groups experiencing disproportionate needs, it may be concluded that housing problems are generally experienced with similar frequency among households, and that race and ethnicity are not a great predictor of likelihood to experience housing problems in Palm Beach County.

Participation in HCD's housing programs or those supported by the County is not restricted to any race or ethnicity, nor is there any race or ethnic-based preference given to households seeking assistance. However, a historical review of households assisted by HUD-funded HCD programs indicates that, in comparison to their proportion amongst the general population, racial and ethnic minority groups are more often beneficiaries. This may be in part due to the greater proportion of minority groups amongst lower income households than amongst the general

population, and perhaps in part to the concentrations of minority groups often found in HCD Target Areas, towards which funding is channeled.

Based on the aforementioned historical review, estimates of the minority beneficiaries of HCD's HUD-funded housing programs for FY 2011-12 are as follow:

- CDBG Housing Rehabilitation Program—80% (10 households)
- HOME First-Time Homebuyer Programs—95% (12 households)

Homelessness and Special Needs

- Support for Homeless Activities

CDBG and ESG Programs

CDBG funds in the amount of \$320,688 and ESG funds of \$282,939 were awarded to 14 agencies to facilitate operation of their shelters (emergency and transitional) or to provide services to homeless persons. Of this amount \$108,590 was awarded to two agencies catering to abandoned/neglected children; \$25,000 to an agency serving youth who have aged out of foster care; \$67,458 to one agency offering services to victims of domestic abuse; \$39,011 to one agency catering to the chronic homeless; \$80,608 to one agency offering services to homeless pregnant teens, homeless runaway teens, and pregnant teens and families at risk of becoming homeless; \$53,625 to one agency to provide job training for homeless and near homeless individuals; \$47,400 to an agency providing shelter and services to homeless veterans; \$32,400 to one agency providing transitional housing home homeless ex-offenders; \$67,134 to two agencies for homeless prevention assistance; and \$82,401 for the operation of four other shelters.

Neighborhood Stabilization Program 1 (NSP1)

The County utilized \$7.5 million of the funds awarded under the NSP1 Program to purchase and redevelop a facility to be used as a homeless resource center. The acquisition and rehabilitation of the facility was completed in FY 2010-11. It is expected that the homeless resource center will be in operation during FY 2011-12. This will satisfy a crucial need in the effort to address homelessness.

Continuum of Care (CoC)

Under the 2010; Continuum of Care Homeless Assistance program, HUD awarded Palm Beach County a total of \$4,295,192 to 11 agencies operating 20 projects. The CoC funding will support 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 include: 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-Housing Community Development

- Promoting cooperation among agencies

The County will continue to promote cooperation among agencies during FY 2011-12 by

facilitating and/or participating in the following coordinating bodies: Countywide Community Revitalization Team; Glades Technical Advisory Committee; PBC Long Term Recovery Coalition; the Homeless Coalition of PBC; the ESG Advisory Board; the Homeless Advisory Board; and the United Way's Food, Shelter, and Emergency Needs Committee. In addition, the County will continue 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.

- Addressing infrastructure deficiencies

CDBG funds totaling \$1,782,833 will be used to undertake nine (9) infrastructure projects, including roadways, sidewalks, drainage, and sanitary sewer improvements.

- High unemployment

Various initiatives to be undertaken by the County will focus on the creation and/or retention of jobs through the provision of assistance to establish new businesses or to expand existing businesses. Specifically, the County, through its Economic Development Office, will undertake the CDBG Economic Development Set-Aside Program. During the year it is proposed to award \$675,000 in grants or loans to businesses who in return must guarantee the creation of one job for each \$15,000 of funding received. At least 51% of the jobs created must be occupied by low- and moderate-income persons.

The County also plans to continue its Community Development Business Loan Program which is funded through the HUD Section 108 Loan Program. The Economic Development Office will be responsible for the continued implementation of this program.

- Technical assistance

HCD staff will offer technical assistance regarding the CDBG, HOME, ESGP, and NSP programs. Furthermore, in the course of working with potential subrecipients, HCD will also provide technical assistance related to land acquisition, the land development process, and construction/rehabilitation.

b. Foster and Maintain Affordable Housing

The goal of the Housing Strategy of Palm Beach County's Five Year Consolidated Plan is to preserve and enhance the supply of safe, sanitary, and adequate affordable housing that will meet the needs of the extremely-low, low- and moderate-income residents of Palm Beach County; to assist homeless persons obtain affordable housing; to assist persons at risk of becoming homeless; to increase the supply of supportive housing for persons with special needs; and to provide affordable housing that is accessible to job opportunities.

During FY 2011-2012, Palm Beach County will carry out the following actions to foster and maintain affordable housing:

HOME Countywide First and Second Mortgage Program: The First-time Homebuyers Program is administered by HCD in partnership with non-profit organizations and private banks. During

FY 2011-12, HOME funds of approximately \$1,350,000 will be set aside to be used as first and second mortgages for the acquisition of thirteen (13) single-family homes by very low- and low-income households.

HOME CHDO Administered Programs: For FY 2011-2012, HOME funds are allocated for Community Housing Development Organizations (CHDOs) in the amounts of \$370,593 for CHDO activities and \$123,531 for CHDO operating expenses. The funds will be used for homebuyer assistance, and distributed primarily as second mortgages or development grants/loans secured through restrictive covenants. It is expected that approximately three (3) households will benefit.

Countywide Housing Rehabilitation Program: CDBG funding is utilized to provide conditional grants or loans for owner-occupied housing rehabilitation. For FY 2010-11, it is anticipated that approximately twelve (12) housing units will be rehabilitated with \$300,000 in CDBG funding.

Utility Connection/Impact Fee Assistance Program: This program utilizes program income from the State Housing Initiatives Program to provide low and very low income households with assistance for the payment of water/sewer impact fees and/or connection fees charges by local government. Approximately \$500,000 will be allocated to this program to assist approximately fifty (50) homeowners during FY 2011-2012.

The Workforce Housing Program: The Planning, Zoning, and Building Department's Workforce Housing Program mandates the provision of workforce housing units in all new residential developments in unincorporated Palm Beach County. All new residential projects consisting of 10 or more housing units must provide varying percentages of homes affordable to households with incomes ranging from 60-150% of AMI. Additionally, the County offers an incentive where in exchange for a developer designating at least 40% of project units for Workforce Housing, a density bonus may be granted of up to 30% for Low Residential zoning designation (1-3 units/acre) and up to 100% for new Medium Residential (5 units/acre) and High Residential (18 units/acre) developments. The amount of affordable housing to be generated by the program in FY 2011-2012 is entirely dependent on market activity and site-specific factors.

Public Housing Authorities: The Housing Choice Voucher Program replaced the former Section 8 certificate and voucher programs. The program provides financial assistance to eligible families paying rent to landlords in the private market. The subsidy amount is the difference between 30% of the family's adjusted income and the applicable payment standard. During FY 2011-12, the Public Housing Authorities located within Palm Beach County's jurisdiction will continue administer approximately 1,978 Housing Choice Vouchers.

Neighborhood Stabilization Program (NSP-2): Under this program, the County was awarded funding to undertake a Financing Mechanism—the Second Mortgage Program (\$9,150,000); an Acquisition and Rehabilitation Program—the Residential Redevelopment Grant Program (\$20,130,000); and a Redevelopment Program—the Neighborhood Rental Redevelopment Loan Program (\$16,470,000). It is anticipated that 61 households will be assisted through the provision of second mortgages, and that 71 households will be assisted through acquisition/rehabilitation. Although new multi-family rental construction will be underway, it is not expected that associated units will be completed and occupied during FY 2011 - 2012.

Neighborhood Stabilization Program 3

The County was awarded \$11,264,172 under NSP3 which will be utilized to undertake Financing Mechanism—the First and Second Mortgage Program (\$7,321,712); an Acquisition and Rehabilitation Program with the Palm Beach County Housing Authority (\$1,408,021); and a Redevelopment activity with the Pahokee Housing Authority (\$1,408,021). It is anticipated that 45 households will be assisted through provision of first and/or second mortgages, and that 12 households will be assisted through acquisition/rehabilitation and redevelopment.

c. Evaluate and Reduce the number of housing units containing lead-based paint hazards

Under HUD regulation 24 CFR 35, entitled “Requirements for Notification, Evaluation, and Reduction of Lead-Based Paint Hazards in Federally Owned Residential Property and Housing Receiving Federal Assistance”, HUD requires that lead-based paint (LBP) hazards be controlled before the rehabilitation of a housing unit that is financially assisted by the federal government or being sold by the government, particularly if young children (ages 6 and under) will be occupying the unit.

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.

In general, the HUD regulation requires that such hazards be eliminated or reduced through an abatement process which is undertaken by appropriately certified persons. Under the regulation, housing units built before January 1, 1978 are to be inspected by an EPA certified lead-based paint inspector, who is also an EPA certified lead-based paint risk assessor. The inspection entails a surface-by-surface investigation (of interior and exterior painted, stained, varnished, glazed, or shellacked surfaces) in order to determine the presence of LBP. When the County orders a LBP inspection, a report detailing the findings of the inspection is submitted to HCD. Surfaces identified in the report that contain LBP, and that are in a stable condition, are regarded not to constitute a hazard to the home’s occupants. Surfaces that contain LBP, and that are expected to be disturbed during the process of rehabilitation construction, as well as ones that contain LBP and that are deteriorated or subjected to friction or impact are regarded to constitute a hazard and will be abated. The ruling also requires clearance after any LBP abatement has taken place to ensure that the work has been completed; that dust, paint chips, and other debris have been satisfactorily cleaned up; and that settled dust has low levels of lead.

The County conducts lead-based paint abatements, as opposed to interim controls, and for FY 2011-12, HCD is requesting to expend up to \$10,000 per housing rehabilitation on costs related to lead-based paint; hazard reduction of LBP in homes; and temporary relocation of occupants during the hazard reduction phase of the process. Greater expenditures can be made with job-specific approval by the Board of County Commissioners. For FY 2011-12, it is estimated that

twenty (20) housing units will be inspected for LBP, and that ten (10) units will require LBP abatement.

HCD has contracted a consultant to provide lead-based paint inspection and risk assessment services, and maintains a list of companies certified to perform LBP abatement.

The Florida Department of Health (DOH)'s Bureau of Environmental Toxicology and the Palm Beach County Health Department (PBCHD) are the two (2) agencies responsible for monitoring all lead hazard exposures within Palm Beach County. PBCHD established the Childhood Lead Poisoning Prevention Program under the Division of Environmental Health and Engineering to accomplish the following goals:

- Provide families, communities, and professionals with the knowledge and tools needed to protect children from lead poisoning;
- Coordinate lead source identification;
- Help promote lead hazard remediation efforts which minimize childhood exposure to all lead hazards;
- Promote awareness about the Florida Lead Alert Network which disseminates information about recalled toys and other children's products; and
- Ensure at-risk children are screened for lead poisoning and establish working relationships with stakeholders in the community who can help implement a county-wide elimination plan.

PBCHD records all cases of children found to have elevated blood lead levels and coordinates with DOH's Epidemiology Office for use in its statistical inventory. Additionally, DOH utilizes field data from blood tests conducted for children in the area and updates the State of Florida's "Children's Lead Poisoning" database.

Housing units occupied by children exposed to elevated lead levels are recommended for abatement and the residents are then suggested to relocate. If the relocation is not feasible, residents are informed of the health risks associated with the lead exposure and are advised of methods to temporarily reduce these hazards.

Some of the other actions the County will undertake to address and/or reduce lead-based paint hazards include:

- PBCHD will continue to screen young children who are suspected of lead poisoning and are eligible for Medicaid assistance. Children showing blood lead levels at or above 10 µg/dL will be reported to the State Health Department for inclusion in the Children's Lead Poisoning Database;
- HCD will continue coordinating with appropriate departments and organizations in the County to ensure the guidelines for lead reductions are consistent with all rehabilitation programs and codes;

- HCD will continue to require inspections of residential structures built prior to 1978 for all lead-based paint hazards as they relate to non-emergency rehabilitation funded under a federal or State program;
- HCD will also require lead-based paint inspections of commercial buildings built prior to 1978 if the buildings will be used by children;
- If lead hazards are discovered during the assessment, HCD will hire and pay for a contractor to perform an abatement of the structure; and

HCD staff will keep on file all results of lead-based paint inspections and abatement in order to comply with applicable regulations.

d. Reduce the number of poverty-level families

According to the U.S. Census Bureau (2005-2009 American Community Survey), the population of Palm Beach County is estimated at 1,268,601 persons of which 145,889 or 11.5% are below the federal poverty level. Palm Beach County is committed to reducing this number and has put in place strategies and programs to address this issue. For FY 2011-12, it is planned to continue the implementation of existing efforts which are directed at reducing the number of persons in poverty. In general, these efforts include directing funding to family stability programs, employment related supportive services, economic opportunities, and through the provision of affordable housing. Palm Beach County efforts to effectively reduce the number of poverty level families are made more challenging due to the increase in the number of such families as a result of the current economic recession which has caused, among other things, high unemployment and job loss, and high incidences of housing foreclosures.

The reduction of poverty has been identified as an Objective in the County's Comprehensive Plan under the Health and Human Services Element. Objective 2.5 of this element (Reducing poverty) states that "Palm Beach County will promote, fund and provide initiatives that reduce the incidence of poverty. The policies promulgated in the Comprehensive Plan to address this Objective are:

Policy 2.5-a: The County will advocate services and funding to address self-sufficiency and economic stability. Such efforts may include the provision of local match dollars and allocation of resources.

Policy 2.5-b: The Department of Community Services will collect and analyze data from departmental information systems and other qualitative means with regard to economic needs of clients.

Policy 2.5-c: The Adult Migrant and Seasonal Farmworker Program will assist eligible individuals to learn new employment skills. This will be accomplished by providing basic/job skills training, job readiness, high school equivalency preparation, counseling and support.

Policy 2.5-e: The Department of Community Services will share data with the Office of Economic Development and other organizations that plan and develop economic growth and job training.

Policy 2.5-f: The County will provide local match funds for Title 20 subsidized child care. The purpose of this match is to provide economic support to low-income, working parents.

Other actions to reduce the number of poverty level families in the County are being undertaken by the County's Economic Development Office; Workforce Alliance; the Housing Authorities, Housing and Community Development through its use of the CDBG, ESGP, HOME and NSP Programs, and the Community Land Trust of Palm Beach County. The programs undertaken by these agencies will be evaluated later.

Implementation of the Health and Human Services Element is the responsibility of the Palm Beach County Department of Community Services.

- The Department has undertaken the following programs to fulfill its responsibility.
- The Department's Senior Services Division and Veterans Services Office provide accessible and high-quality services to help seniors 60 and older attain optimal independence, and to assist and counsel former and current members of the Armed Forces who reside in Palm Beach County, respectively.
- The Farm Workers Jobs and Education Program provide training and job search assistance to farm workers and their families who suffer chronic seasonal unemployment in Palm Beach County. Eligible participants are offered academic, skills training, job placement, and supportive services so they will be able to obtain full-time, year-round employment. Participants may also receive on-the-job training and earn valuable work experience once employed, thereby expanding future job opportunities.
- The Division of Head Start and Children Services 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 2011-12, Head Start will continue to provide guidance under this program and its other programs that provide services to an estimated 2,200 low-income preschool children and their families throughout Palm Beach County.
- 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.
- Economic Stability and Self-Sufficiency Services are provided to individuals/families that live independently in the community, but have a need for assistance to enable them to maintain self-sufficiency.

- The Financially Assisted Agency (FAA) 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 \$13,683,670 million dollars annually to local agencies through a formal RFP process.

The Department oversees the administration of the Homeless Prevention and Rapid Re-housing Program (HPRP). This program provides financial assistance and services to either prevent individuals and families from becoming homeless or help those who are experiencing homelessness to be quickly re-housed and stabilized. Eligible activities under the HPRP include Financial Assistance to include rental assistance, security and utility deposits, utility payments, reasonable moving costs and motel/hotel vouchers; Housing Relocation and Stabilization Services which includes case management, credit repair, and legal service; Data Collection and Evaluation which includes utilizing the HMIS software or compatible database.

The PBC Economic Development Office (EDO) provides coordination on economic issues, programs and projects affecting the entire County. On March 13th 2007, the Board of County Commissioners adopted the 21st Century Palm Beach County Strategic Economic Development Plan. The Strategic Economic Development Plan directions are fivefold: **prosperity** (strengthen PBC fiscal sustainability to ensure global competitiveness and create new revenue generators), **sustainability** (enhance the natural environment's sustainability in making the land use/transportation connection), **quality of place** (leverage the quality of our arts and cultural cluster as a strategic asset to support economic growth and provide a competitive advantage), **equity and education** (expand our traditional economic development focus to equity and education ensuring the development of housing that is affordable and providing education and job training industries of the mind workers and their families), and **positioning** (promote and brand PBC as a global player in industries of the mind and investment). Integral to the attaining of some of the directions mentioned above are activities which directly impacts and reduces the level of poverty level families in the county. In many instances these activities are proposed to be located in the Glades area of the County which has the highest concentration of poverty level families. Some of the activities promulgated in the Strategic Economic Development Plan which will impact the Glades area are:

- 1) Development of an inland port and cargo airport in the Glades Area;
- 2) Recruit distribution, manufacturing and 3rd tier technology companies to the Glades area;
- 3) Secure state funding for the Glades area ecotourism (Lake Okeechobee Scenic Trail) projects.

Additional activities proposed which will effectively reduce the number of poverty level families are: allocate additional funding for the Job Growth Incentive Program which is aimed at encouraging the expansion and relocation of businesses to Palm Beach County; provision of broadband internet access and support to low-income residents; and develop a plan to provide a broad spectrum of clean, safe, affordable housing for all households.

Currently the Office Economic Development is undertaking activities aimed at providing jobs, especially in areas of the County with the highest rates of poverty. These include a Section 108 Loan Program, and a CDBG funded Economic Development Program

- Workforce Alliance (formerly known as The Workforce Development Board), 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.
- Palm Beach County is also a HUD subrecipient of Community Development Block Grant Recovery (CDBG-R) program funds. The goal of the CDBG-R Program is to stimulate the economy through job creation. With the \$1,846,758 award, the County funded four capital improvement projects, a public service activity, and a special economic development activity through EDO. The six activities are anticipated to create/retain 90 jobs.
- The housing authorities serving the jurisdiction provide a total of 1,683 housing units from their inventory. In addition, they operate 2,088 Section 8 Vouchers and 258 Family Unification Program Vouchers.
- In 2009, the county commenced implementation of its ARRA funded Homeless Prevention and Rapid Re-housing Program. This program sought to provide financial assistance and housing relocation and stabilization services to persons who became homeless or are at risk of becoming homeless due to the economic recession. The assistance received would result in the prevention of homelessness to those threatened with this possibility or the rapid re-housing of those who became homeless. An estimated \$2.6 million was assigned to undertake the efforts noted above. Although commencing in 2009, the program will continue through the course of this fiscal year.
- RCMA program provides day care services to children of migrant farmworkers. This service is provided in the Glades and in the areas west of Delray Beach. The program allows the parent to seek employment while their children are being cared for. During FY 2011-12 a sum of \$26,694 was provided under the CDBG program to assist 110 such children in the Glades area.

e) Develop institutional structure, enhance coordination between public and private agencies

Palm Beach County, through HCD, undertakes essential housing assistance and community development activities in its unincorporated areas and in municipalities which has executed inter-local agreements. Currently, HCD has inter-local agreements with twenty eight (28) 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. ESGP funds are distributed on a countywide basis to non-profit agencies.

The following paragraphs summarize how HCD will carry out its housing, homeless, and community development activities during FY 2011-12.

HCD will work with twenty-one (21) non-profit agencies to provide public services. Seven (7) of these agencies are faith-based organizations. HCD will also work with seven (7)

municipalities and four (4) County departments to undertake housing rehabilitation, demolition, and public facilities and infrastructure projects. HCD will continue to work with two (2) private for-profits and three (3) non-profits, five (5) CHDOs and lending institutions in the provision of affordable housing to benefit low- and moderate-income persons and families residing in the County. In addition, HCD will coordinate with the State, other County agencies, municipalities, and public housing authorities in providing affordable housing to County residents. HCD will work with eleven (11) non-profit agencies to provide services to the homeless or to persons at risk of becoming homeless. Funds are awarded by HCD through NOFA and RFP processes and are secured through agreements between the County and the selected entities. Interdepartmental agreements are prepared between County Departments.

Augmenting this effort, Palm Beach County spearheads or participates in several initiatives that help to develop institutional structure:

- The Countywide Community Revitalization Task Force (CCRT) was formed to coordinate stabilization/revitalization efforts and activities in deteriorated residential neighborhoods in unincorporated Palm Beach County. Currently under the Office of Community Revitalization (OCR), the team has representation from sixteen (16) County agencies/departments, four (4) State and local agencies, and works with approximately five (5) local neighborhood groups. Using funds from various sources, including CDBG, 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 2011-12, HCD has proposed to use CDBG funds for two (2) infrastructure projects located in CCRT designated areas.
- In an effort to address the need for affordable housing in Palm Beach County, the County established a countywide community land trust, The Community Land Trust of Palm Beach County (CLT of PBC), a non-profit organization 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 both available in perpetuity for affordable housing.
- In implementing the HOME First-time Homebuyer Program, Palm Beach County offer first mortgages or will partner with private sector financial institutions and non-profit housing agencies. HOME second mortgages will leverage first mortgages that are provided by private lending institutions. The County also coordinates with Community Housing Development Organizations (CHDOs) in the implementation of the HOME Program. CHDOs assist in the development of affordable housing for very low and low income individuals and families; assist eligible first-time homebuyers with securing funding to purchase houses; and facilitate mortgages on behalf of new homebuyers. The CHDOs serve as liaisons between HCD and the potential homebuyers, lending institutions, realtors and title companies.
- HCD administers the Neighborhood Stabilization Program #1, #2 and #3 and partners with the private sector, County departments, non-profits, public agencies, and municipalities to carry out the various activities under the programs. Under the NSP2 Second Mortgage Loan Assistance Program, realtors play a key role in assisting homebuyers to locate and purchase foreclosed and abandoned homes. Under the NSP2 Rental Redevelopment Loan Program, for-profit developers were selected to construct affordable rental housing on

vacant property to meet the housing needs of the very low and low income population within the Urban Redevelopment Area (URA) of Palm Beach County. Under the NSP2 Residential Redevelopment Grant Program, public agencies, municipalities, and non-profit housing providers were provided an opportunity to participate in the development of affordable housing within the URA. The NSP3 program includes coordination with realtors under the First and Second Mortgage Loan Program in designated areas of greatest need throughout the eastern portion of Palm Beach, and will specifically coordinate with the Palm Beach County and Pahokee Housing Authorities to rehabilitate and/or develop housing units for very-low and low income individuals and families residing in the designated Glades area of greatest need located in the western portion of Palm Beach County.

The following paragraphs summarize how HCD will enhance coordination during FY 2011-12 between public and assisted housing providers, and private and governmental health, mental health, and service agencies. Efforts in addressing chronically homeless are also summarized below.

- Palm Beach County has traditionally coordinated with the four public housing authorities within its jurisdiction, as well as assisted housing providers, affordable housing developers and service providers to help them promote activities that will benefit residents at their facilities. Palm Beach County will provide Certifications of Consistency to the public housing authorities as part of their pursuit of Federal or other funding for their housing programs. These certifications will be approved by the County if the proposed programs continue to address priority needs identified in the County's Five Year Consolidated Plan (2010-2015).
- The Emergency Shelter Grants Program (ESGP) Advisory Board was established by the County to maximize the benefits to be derived from the ESG Program and to eliminate duplication and inefficiencies in the delivery of services to the homeless by non-profit agencies. The Advisory Board's primary function is to make funding recommendations to the Board of County Commissioners (BCC) on the County's ESGP allocation from HUD.
- For activities under the CDBG Program that assist the homeless, or persons at risk of becoming homeless, the BCC has directed HCD to prioritize such activities.
- 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.
- The Homeless and Housing Alliance (HHA) of Palm Beach County was created to bring all segments of the public community together to address the needs of the homeless. Under this umbrella, the County's Continuum of Care (CoC) identifies and responds to the priority needs of the County's homeless population. The CoC coordinates the Collaborative application for Supportive Housing Programs fund from HUD.
- In 2007, Palm Beach County established the Homeless Advisory Board (HAB). This Board developed a Ten-Year Plan to End Homelessness which was adopted by the BCC on September 23, 2008. The HAB 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. The HAB is playing a crucial advisory role in the development and program design for the County's Homeless Resource Center, currently under construction. HCD is a participatory member of the HAB and its Housing Committee.

- Palm Beach County cooperates with the State of Florida in the development of its plans and strategies. Per Executive Order 12372, the Florida State Clearinghouse, under the Department of Environmental Protection, administers the intergovernmental coordination and review process of certain state and federal activities within the State of Florida which involves federal financial assistance. The County submits its Consolidated Plan, Action Plan and any amendments to the Plans to the State for distribution and review by appropriate state agencies and Water Management Districts. The County also submits its documents to the Treasure Coast Regional Planning Council for approval and comments.
- Palm Beach County's Economic Development Office (EDO) is tasked with administering countywide economic development activities and providing coordination on economic issues, programs and projects affecting the County. EDO administers the CDBG Economic Development Set-Aside Program, whereby a percentage of HCD's annual CDBG entitlement is set-aside for CDBG-eligible economic development activities with an emphasis on creating/retaining full time equivalent jobs for low and moderate-income individuals residing in the County. EDO also administers the Section 108 Community Development Business Loan Program which identifies suitable ventures for loan funding and submits individual applications to HUD for funding once it has been ascertained that the venture will be financially feasible, and that all HUD and County required criteria will be met by the business

2. Actions to coordinate housing strategy with transportation planning strategies

The Transportation Plan Element of Palm Beach County's Comprehensive Plan includes as some of its policies, how housing and transportation strategies will be coordinated to ensure, to the maximum extent practicable, that residents of affordable housing have access to public transportation. This objective is also reinforced by Palm Tran, the provider of public bus transportation in Palm Beach County, in its Palm Beach County Transit Development Plan- FY 2007-16. The following are some of the strategies alluded to.

The Transportation Element of Palm Beach County's Comprehensive Plan plays a vital role in the development and implementation of the other Comprehensive Plan elements, among them the Housing Element. The inherent relationship between the use of land and the need for access makes the transportation system one of the primary determinants of future growth and development in Palm Beach County.

In general, Palm Beach County will issue a development order based upon assured construction, provided the issuance of building permits is phased to roadway construction either by a condition of the approval or a developer's agreement. Building permits will not be issued until the construction of the roadway project begins. This is true for every development including residential. One of the policy in the Transportation Element of the Comprehensive Plan states that "Palm Beach County shall fund capital and operating costs for the provision of county bus service along SR 7 Transit Oriented Corridor, at a level commensurate with, or exceeding, the County-wide ridership level standards adopted by Palm Tran for the Palm Beach County bus

system on a system-wide basis. The County shall fund additional county bus service to the SR 7 Transit Oriented Corridor at such time that the demand for bus service along the corridor warrants the additional service. Calculation of demand warranting additional service shall be made on at least an annual basis. Additional service shall be considered warranted when actual service demand exceeds seated capacity and the number of standees is more than 25% of the seats on a standard 40 foot bus for at least 3 hours during an average weekday. State Road 7 lies in close proximity to the area of the County which experienced the largest boom in new housing construction up to three years ago and although the unit type were largely for middle income or higher residents, a significant portion were affordable homes.

Also, in order to further other important State, regional, and local goals, policies, and objectives relating to: urban infill (providing 24 hour livable cities and deterring urban sprawl); development of residential land uses in eastern Palm Beach County; annexation; and, community redevelopment, the transportation element allowed for the non-implementation of the authority given the County by Section 1.3 of the Palm Beach County Charter for residential land uses within the incorporated areas east of I-95, north of the Broward County line, west of the Atlantic Ocean (excluding the barrier island and coastal high-hazard areas), and south and east of a boundary from I-95 along PGA Boulevard to Prosperity Farms Road, then north to the western prolongation of the northern boundary of Juno Isles, then east to a point six hundred feet (600') west of U.S. 1, then north to the northern boundary of Juno Beach, then east to the Atlantic Ocean; and the incorporated areas bounded on the south by the north boundary of the Jupiter Hospital, and its eastern and western prolongation between the Atlantic Ocean and Military Trail; bounded on the west by Military Trail and its northern prolongation to the North Fork of the Loxahatchee River, then meandering northwest along the northeast shore of the North Fork of the Loxahatchee River to the Martin County Line; bounded on the north by the Martin County Line; and bounded on the east by the Atlantic Ocean, excluding the barrier island and coastal high-hazard areas. This non-implementation area shall allow residential development in incorporated areas to receive a development order notwithstanding the Level of Service Standards of the Transportation Element of the Comprehensive Plan.

The Transportation Element also adopted as a policy, special methodologies which are outlined in the Traffic Performance Standards affordable housing provision within the ULDC. These methodologies are intended to encourage and facilitate the development and geographic dispersal of very low, low moderate and middle income housing throughout the County and to ensure that adequate transportation systems are available to complement these developments. Three types of housing developments (projects) may qualify for the special methodologies, viz, mixed housing, workforce housing and affordable housing.

- **Mixed Housing-** Mixed housing projects which include both market rate and affordable units and promote a balance of housing opportunities, need not meet the level of service standards of the transportation element if the project traffic is less than or equal to three percent (3 %) of the peak season, peak hour Level of Service D Standard on any Link.
- **Workforce Housing and Affordable Housing Programs-** The mandatory Workforce Housing Program and the Affordable Housing Program are established in the Housing Element of the Comprehensive Plan. As a result the following Traffic Performance Standards affordable provisions are available only for County

unincorporated developments that meet the Workforce Housing Program and/or the Affordable Housing Program criteria. Special methodologies are also established consistent with this policy in the Traffic Performance Standards affordable housing provision within the ULDC to encourage and facilitate the development and geographic dispersal of very low, low, moderate and middle income housing within the unincorporated County.

3. Standards and Procedures Used to Monitor Activities

The Department of Housing and Community Development (HCD) implements subrecipient monitoring standards and other appropriate procedures through Policies and Procedures Memorandum (PPM) Number HC-0-101. Adhering to this PPM ensures that all federally funded programs administered by HCD comply with HUD and other Federal, State, and County regulations. A summary of those policies and procedures is 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 purchases of office equipment, as well as Emergency Shelter Grant (ESG) activities. The Mortgage and Housing Services (MHA) Section is responsible for the monitoring of all entities funded under MHA Programs, such as Community Housing Development Organizations (CHDOs) and recipients of competitive HOME funding for individuals receiving second mortgage assistance. The Capital Real Estate and Inspection Service (CREIS) staff is responsible for 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 the Neighborhood Stabilization Program 1, Neighborhood Stabilization Program 2, Homeless Prevention and Rapid Re-housing (HPRP), and the Community Development Block Grant Recovery Program (CDBG-R). Monitoring of activities funded under 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 federal funds from programs administered by HCD (local governments, non-profit agencies, for-profit agencies and public agencies). Individuals receiving assistance to purchase and rehabilitate homes are also monitored to determine compliance with mortgage terms.

Orientation:

With respect to the CDBG, ESG, HOME CHDO Programs, HCD's Planning Section organizes an annual orientation workshop at the beginning of each fiscal year for all agencies to outline programmatic, fiscal, and reporting requirements. Presenters provide clear and explicit instructions on completing required reports and invoices, explain key provisions of the agreement, and convey the importance of and purpose of complying with the terms of the agreement.

As a follow up activity, individual HCD sections may hold additional workshops tailored to issues specific to their programs at their discretion or at the agencies' request. Examples may

include the Planning Section giving technical assistance to agencies to explain how to correctly complete required reports; the CREIS Section holding workshops to explain Davis-Bacon or Section 3 requirements; or the MHA Section conducting workshops to explain affirmatively furthering fair housing. All sections will also provide technical assistance, as needed, to individual agencies.

Reporting:

Agencies must submit reports to HCD as outlined in the agreements. These reports are initially submitted to the HCD Executive Director, who forwards the reports to the appropriate section for review. If the administering section identifies deficient or untimely progress reports, the agency is advised of the shortcoming and corrective actions are recommended. If an agency continues to be noncompliant, HCD will apply appropriate sanctions based on the terms of the agreement. According to the agreements with the agencies, HCD can require an agency to submit additional information to HCD in order that HCD can complete reports that are requested by HUD.

Invoicing:

HCD staff reviews and processes all invoices and reimbursement requests to ensure that all invoices and reimbursement requests: a) cover an allowable expense under the designated programs, and b) are submitted in compliance with the requirements of Palm Beach County and HUD. Planning, CREIS, and MHA staff review invoices for programmatic compliance for the agreements for which they are responsible and submit the invoices to HCD's Fiscal Section for further review and processing. Upon completion of this review, the Fiscal Section forwards the invoices/reimbursement requests to HCD's Director for final department approval and signature. The invoices are then forwarded to the County Finance Department for further review and payment. The County Finance Department issues the check and mails them directly to the agencies.

Ineligible items and items with insufficient documentation are deducted from the final payment. However, staff may request any additional information and/or documentation from the agency by telephone or in writing. If staff believes the invoice is wholly ineligible, the invoice may be returned to the agency for resubmission. All action taken is thoroughly documented.

The HCD Director may approve budget amendments to reallocate not more than 10% of the existing total budget amount on a cumulative basis among budget line items and to create new line items provided that the creation of new budget line items does not materially change the intent of the agreement or exceed 10% of the original contract amount on a cumulative basis. Time extensions for agreements can be approved by the County Administrator. This authority only applies to the first request for an extension and is limited to granting extensions not exceeding twelve (12) months. The HCD Director forwards a request for the agreement's time extension to the County Administrator outlining the need for the extension as well as the agency's request for the extension. The Board of County Commissioners (BCC) must approve all other amendments to agreements. Except under extraordinary circumstances, agencies are allowed only one contract amendment per fiscal year.

On Site Monitoring:

Responsibilities for all on-site monitoring are described below. Additional visits or special monitoring tasks may be undertaken, if required, as determined by the appropriate staff.

CDBG Public Service Activities:

Planning and Fiscal staff are responsible for performing on-site monitoring visits to agencies that undertake public service activities. Each year the Planning staff determine which agencies are to be monitored and establish a time frame for the monitoring to be completed. A risk assessment methodology may be used to focus on-site monitoring to agencies that need it, but in the absence of implementing a risk methodology all agencies will be monitored.

CDBG-R Activities:

The Planning section in conjunction with the Fiscal section is responsible for monitoring two activities funded under the CDBG-R Program. The Urban League of Palm Beach County administers one activity and the second by Palm Beach County Economic Development Office. The Urban League of Palm Beach County uses a portion of funding under the CDBG-R program for the provision of a Foreclosure Mitigation Counseling Program to families at-risk of losing their homes by offering counseling services and engaging in negotiations on behalf of clients in loan modification, special forbearances, refinancing proceedings, among other services. The second activity administered by Palm Beach County Economic Development Office will utilize funds toward creating or retaining jobs and generating the maximum economic benefit for low- and moderate-income persons. Those activities include assisting businesses through sourcing of finance to be used for working capital and business expansion among others; development of business plans; assistance in sourcing employees; and provide technical assistance to ensure effective marketing and financial recordkeeping.

ESG Activities:

Planning and Fiscal staff are responsible for performing on-site monitoring visits to agencies that undertake activities funded with ESG dollars. Each year the Planning staff will determine which agencies are to be monitored and establish a time frame for the monitoring to be completed. A risk assessment methodology may be used to focus on-site monitoring to agencies that need it, but in the absence of implementing a risk methodology all agencies will be monitored.

HOME CHDOs:

The MHA staff is responsible for all on-site monitoring of all HOME activities and projects.

Recipients of HOME Competitive Funding:

The MHA staff is responsible for all on-site monitoring of all HOME activities and projects.

Recipients of HOME Second Mortgage Assistance:

The MHA staff is responsible for all on-site monitoring of all HOME activities and projects.

Neighborhood Stabilization Program 1 (NSP1) Activities:

Activities that are to be funded under the NSP1 Program include the provision of first and second mortgages directly by the County; the purchase, rehabilitation and sale of abandoned and foreclosed homes; acquisition and redevelopment of a vacant public facility to be used as a homeless assessment center; and general administrative and planning costs. The first and second mortgage loan program is administered directly by HCD with MHA having direct responsibility for its management and implementation. HCD's Planning Section and the CREIS Section administer the residential redevelopment program. The acquisition of a public facility is administered by the County's Facilities Development and Operations Department (FDO). HCD is 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 will monitor 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 to be funded under the NSP2 program include a: second mortgage loan program; residential redevelopment program; neighborhood redevelopment program; and general administration and planning costs. The second mortgage loan program and residential redevelopment programs is administered by HCD and the neighborhood redevelopment program is administered by HCD in conjunction with The Community Land Trust of Palm Beach County, Inc. HCD staff will monitor 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 NSP2 activities.

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

The County's Community Services Department leads the administration the Homeless Prevention and Rapid Re-Housing Program (HPRP) funds. The Community Services Department prepares sub-grantee agreements between the County and selected service providers. All sub-grantees are required to submit monthly reports confirming the number of persons assisted, amount of funds expended, type of service offered and problems being 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 to comprehensively review client files and monitor records. Additionally, Community Services conducts monthly desk audits to ensure accuracy of reimbursement requests and programmatic compliance. HCD, in turn, will monitor the Department of Community Services to ensure that all HPRP activities comply with all regulations and to accurately track expenditures.

Construction-Related Activities:

The CREIS Section staff will be responsible for monitoring agencies for procurement procedures, Section 3, and compliance with all labor regulations. They will observe construction activities as to their general nature and progress; however, the project consultant will monitor projects to ensure that work is performed to all specifications. Fiscal staff will be responsible for monitoring agency record-keeping and fiscal management, as it applies to the activity, every

three (3) years for municipalities and during the term of the agreement for other agencies. CREIS staff is also responsible for complying with all Uniform Relocation Act (URA) requirements, asbestos and lead-based paint requirements.

Equipment Purchase:

The section administering the agreement will notify the Fixed Assets Division, in writing, of the purchase and installation of all fixed assets that are valued at over \$1,000. Fiscal staff will be 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 CREIS Section staff will maintain a list of facilities and the time period to be monitored. Planning staff will be responsible for monitoring to ensure that public facilities are used for the purpose stated in the agreement. MHA staff will be responsible for verifying the period of affordability of housing units assisted with HOME funds. For homes rehabilitated with CDBG funds, Fiscal staff will be responsible for mortgage payment processing, satisfactions, and documenting that the homes are the beneficiary's primary residence.

The results of all monitoring efforts shall be 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 will include 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 description of any findings, concerns, or observations noted by staff and any corrective action required and a time frame for the agency to respond. Staff will review the corrective action plan the agency submits and will notify the agency in writing, when all findings and/or concerns have been addressed and are deemed closed.

PROGRAM SPECIFIC REQUIREMENTS

Community Development Block Grant Program - 91.220(I)(1)

Program Income Expected to be Received.

Palm Beach County expects to receive gross program income of \$50,000 during FY 2011-2012. Funds are expected to be earned from repayment of loans/conditional grants primarily associated with the sale of housing units which were previously rehabilitated with CDBG funds provided under the Countywide Housing Rehabilitation program. Palm Beach County does not use CDBG funds to operate a revolving loan fund and neither does it undertake float-funded activities. As a result no program income is expected to be earned from these sources.

Program Income Received in FY 2010-2011 not included in a Plan.

Palm Beach County did not receive any program income during the year which was not included in the plan for that year.

Proceeds from Section 108 Loan Guarantees to be Used to Address the Priority Needs and Specific Objectives Identified in its Strategic Plan.

Palm Beach County current has 3 Section 108 Loans with HUD for a total loan authority of \$20,424,000. These funds have not been used to fund loan guarantees.

Grant Funds Returned to the Line of Credit for which the Planned Use has not been Included in a Prior Statement or Plan.

Palm Beach County has not returned any funds to the Line of Credit.

Income From Float-Funded Activities.

Palm Beach County does not fund float funded activities, so there is no income arising from this source.

Urgent Need Activities,

Palm Beach County does not plan to undertake any urgent need CDBG activities in FY 2011-2012, therefore none were certified by the jurisdiction.

Estimated Amount of CDBG Funds to be Used for Activities that Benefit Persons of Low- and Moderate Income.

From its total FY 2011-2012 CDBG entitlement of \$6,138,977, Palm Beach County plans to expend \$4,709,897 (98.9% of applicable funds) on activities that benefits low- and moderate-income persons.

HOME Investment Partnership Program - 91.220(l)(2)

Description of other forms of investment not described in § 92.205(b).

Palm Beach County will not utilize its HOME funds to undertake any activity not described at 24 CFR part 92.205(b)-Forms of Assistance. Palm Beach County will employ several strategies to aid in mitigating the further decline in affordable housing. The predominant uses of HOME funds will be as follows: repayable first mortgage loans, and second mortgage loans to income eligible households to assist in the acquisition, rehabilitation and/or construction of single family residential housing units; development of individual development accounts (IDA); and financing for housing including lease with option to buy. Grants will also be awarded to certified CHDOs to fund part of their administrative costs.

Palm Beach County Resale Provision

HOME funds will be used to facilitate the undertaking of homebuyer activities as such, pursuant to 24 CFR 92.254(a)(4) the following Recapture Provision will be implemented to ensure affordability of the units:

Principle Residence: Any home acquired under the HOME First-Time Homebuyers Program or lease with option to buy utilizing HOME, ADDI or HOME-match funds, must be used as the principal residence of the homebuyer. Upon the sale, transfer, conveyance or alienation of any part or all of the property within fifteen (15) years (20 years for new construction) of the date of the note or expiration of the full term of the first Mortgage loan, whichever date is earlier, full repayment of the principal sum plus accrued interest, if any, plus any advancements made pursuant to the terms of the Mortgage, shall become immediately due and payable. The affordability period commences on the date HOME funds are invested.

Refinance: Mortgage subordinations are granted at the discretion of Palm Beach County. Mortgage subordinations will only be granted in cases where the homeowner is seeking new financing to: lower the term of the first mortgage; lower the interest rate of the first mortgage; or make improvements to the HOME, ADDI or HOME-match assisted property. Should the homeowner refinance for any reason other than previously mentioned, the full amount of the subsidy provided shall become due a payable in full.

HOME Tenant Based Rental Assistance Program

Palm Beach County does not plan to use HOME funds to finance the implementation of a Tenant Based Rental Assistance Program.

Affirmative Marketing Policy and Procedure

In furtherance of Palm Beach County's commitment to non-discrimination and equal opportunity in housing, and to fulfill the requirements of the HOME program to undertake outreach which are targeted at low and very-low income persons, particularly residents and tenants of public housing and manufactured housing, the County's Department of HCD has established policies and procedures to affirmatively market housing units produced under these programs. The objectives of these affirmative marketing policies and procedures are in accordance with 24 CFR 92.351 of the HOME regulations and Section 3 of the Housing Development Act of 1968, as amended (12 U.S.C. 1701 U), and is applicable to other Federal, State and local regulations.

In order to carry out the policies and procedures of HCD's Affirmative Marketing Program, all non-profits, for-profits, municipalities and individual owner-investor sub-recipients of the above-

mentioned programs must comply with the following:

- The Equal Opportunity logo or slogan must be used by owners in advertising vacant units, and on solicitations for Owner Proposal Notices.
- Lenders, non-profit housing developers, and other program sub-recipients are requested to solicit applications from persons in the housing market area who are not likely to apply to housing without special outreach. Owners and agencies can satisfy this requirement by posting a notice of vacancies or housing opportunities in locations, including, but not limited to, the following:
 - Mobile Home Communities
 - Churches and other related organizations;
 - Community organizations;
 - Fair housing groups;
 - Housing counseling agencies;
 - Agencies for the disabled;
 - Employment centers;
 - Local Public Housing Authorities (PHAs) or other similar agencies.
- Program participants must also utilize, as far as possible, all commercial media in informing all potentially eligible homebuyers in the market. The use of community, minority and other special interest publications likely to be read by persons needing special outreach, is also highly recommended.
- All program participants are required to adequately inform and train their staff on the objectives of affirmative marketing and ensure that their staff takes every step to ensure compliance. The above-mentioned policies and procedures must be provided in written form to each staff member.
- Lenders, non-profit housing developers, and other program sub-recipients will be required to keep records describing actions taken to affirmatively market units in the rehabilitation program. Palm Beach County HCD will keep records of their efforts to affirmatively market units and will require rental owners to provide each jurisdiction with its records. Investors/owners are required to provide a copy of advertisements, minutes of meetings, income documentation, and census tract information, as applicable.
- Affirmative marketing records of the sub-recipients in the program will be monitored on-site annually, and a report will be compiled to assess their efforts in adhering to the requirements. These records will include, but not be limited to: copies of brochures, news clippings, press releases, sign-in logs from community meetings, and any letters of inquiry written to, or from, prospective clients. The participants will be informed of their responsibility to adhere to the said requirements.
- Participants are required to submit monthly or quarterly reports using measures such as number of housing units provided, and number of families assisted. These reports will identify racial/ethnic/gender classifications. These measures will be used to determine the success of the program.

Meetings will be held, as required, with selected sub-recipients, to ensure the smooth implementation of these and other program requirements.

The County will assess the affirmative marketing program to determine the success of affirmative marketing actions (such as advertisements, etc.), and address the potential necessity for corrective actions, making distinctions between failures based upon marketing/targeting problems, those based on systemic (program eligibility) factors, or lack of interest. Affirmative marketing success will be tracked through the various program applications by notations of racial/ethnic/gender distinctions on program documents. The Department recognizes that the volume of response from racial/ethnic/gender groups may not be an indication of affirmative marketing efforts and, therefore, it will make periodic adjustments in its affirmative marketing techniques, with consultation from specialized equal housing opportunity, fair housing and racial and gender-based minority groups.

Minority Outreach Program

In the procurement of supplies, equipment, construction, or services funded with HOME funds, the county requires that subrecipients/contractors make a positive effort to utilize small business and minority/women-owned business enterprises of supplies and services, and provide these sources the maximum feasible opportunity to compete for contracts to be performed pursuant to this Agreement. To the maximum extent feasible these small business and minority/women-owned business enterprises shall be located in or owned by residents of the CDBG areas designated by Palm Beach County in the CDBG Annual Consolidated Plan approved by U.S. HUD.

In order to comply with Executive Order 11246, Palm Beach County deliberately notify the Offerors or Bidders of the “Equal Opportunity Clause” and the “Standard Federal Equal Employment Specification,” and The goals and timetables for minority and female participation, expressed in percentage terms for the Contractor’s aggregate workforce in each trade on all construction work in the covered area. The goals alluded to are shown on the table below.

Timetable	Goal for Minority Participation in each Trade	Goals for Female Participation in each Trade
	22.4%	6.9%
Area Covered	Palm Beach County	All trades for the life of the project

The goals are applicable to all the Contractor’s construction work (whether or not it is Federal or federally assisted) performed in the covered area. If the contractor performs construction work in a geographical area located outside of the covered area, it shall apply the goals established for such geographical area where the work is actually performed. With regard to this second area, the contractor also is subject to the goals for both its federally involved and non-federally involved construction.

The Contractor’s compliance with the Executive Order and the regulations in 41 CFR Part 60-4 shall be based on its implementation of the Equal Opportunity Clause, specific affirmative action obligations required by the specifications set forth in 41 CFR-60-4.3(a), and its efforts to meet the goals. The hours of minority and female employment and training must be substantially uniform throughout the length of the contract, and in each trade, and the contractor shall make a good faith effort to employ minorities and women evenly on each of its projects. The transfer of

minority or female employees or trainees from Contractor to Contractor or from project to project for the sole purpose of meeting the Contractor's goals shall be a violation of the contract, the Executive Order and the regulations in 41 CFR Part 60-4. Compliance with the goals will be measured against the total work hours performed.

The Contractor shall provide written notifications to the Director of the Office of Federal Contract Compliance Programs within 10 working days of award of any construction subcontract in excess of \$10,000 at any tier for construction work under the contract resulting from this solicitation. The notification shall list the name, address and telephone number of the subcontractor; employer identification number of the subcontractor; estimated dollar amount of the subcontract; estimated starting and completion dates of the subcontract is to be performed.

HOME Program Description

The HOME Program was created by the 1990 Cranston-Gonzalez National Affordable Housing Act. The purpose of this program is to allocate funds to eligible participating jurisdictions (PJs) to strengthen public/private partnerships for the provision of affordable housing opportunities for low and very low income households. In Palm Beach County, the HOME Program is administered by the Department of Housing and Community Development.

Entitlement Amount

Palm Beach County FY 2011-12 HOME entitlement amount is \$2,470,504. The County was not awarded any funding under the American Dream Down-payment Initiative (ADDI) during this fiscal year. The Federal regulations which govern the implementation of the HOME Program require that only a maximum of 10% of HOME Program allocation may be spent on program administration and planning activities; at least 15% of the funds must be spent on CHDO administered activities; and 5% of the funds may be awarded to CHDO to cover their administrative costs. The HOME Program regulations requires each participating jurisdiction to contribute, as matching contribution, not less than 25% of the funds drawn from its HOME Investment Trust Fund Treasury account in that fiscal year. This contribution is required only for certain activities. The specific amounts which will be set-aside by Palm Beach County to fund eligible costs under the HOME Program are outlined below:

- *HCD Program Administration and Planning*: \$247,050 representing 10% of the total allocation of \$2,470,623;
- *Allocation to Community Housing Development Organizations (CHDOs) to administer HOME program activities*: \$370,575 representing 15% of the anticipated overall HOME Program allocation. Funding will be used for repayable 1st and 2nd mortgages, lease with option to own and for IDA Accounts.
- *CHDO Operating Expenses*: \$123,525 representing 5% of the anticipated overall HOME Program allocation;
- *HCD administered Countywide Repayable First Mortgage Loan Financing and/or Second Mortgage Subsidy Programs to eligible Homebuyers*: \$1,350,000 to be used to subsidize the acquisition with or without rehabilitation of single-family homes and vacant lots for construction of houses for very-low and low-income families who are eligible homebuyers. This program will be administered by HCD in collaboration with selected not-for-profit housing providers;
- *Individual Development Account (IDA)*: \$75,000 for IDA savings accounts which provide a way to accumulate the necessary cash to meet, among other things, a down-payment for a home. HOME Program funds may be used as a source of matching funds to an IDA when the

objective is purchasing a home and the account holder is income eligible i.e. at or below 80% of area median income. HOMEfires – Vol. 1 No. 8, July 1998; 24 CFR 92.254. Draw downs from Treasury must adhere to 15 days;

- *County Operated Lease with Option to Buy*: \$304,354 may be used to assist homebuyers through lease-purchase programs for existing housing and for housing to be constructed. The housing must be purchased by a homebuyer within 36 months of signing the lease-purchase agreement. The homebuyer must qualify as a low-income family at the time the lease-purchase agreement is signed. 24 CFR 92.554(a)(5)(ii)(A)(7).

Summary of HOME Funding and Beneficiaries

The Table below shows that approximately thirty-eight (38) first-time homebuyers will benefit from the programs that are slated for implementation under the HOME Program.

Activity	Funding	# of Units
Program Administration and Planning	\$247,050	n/a
CHDO Operating Expenses	\$123,525	n/a
CHDO Administered Program	\$370,575	3
Countywide Repayable 1 st Mortgage and/or 2 nd Mortgage Subsidy Programs	\$1,350,000 \$1,050,000 - 1 st mortgages \$300,000 – 2 nd mortgages	7 (@ \$150,000 each) 6 (@ \$65,000 each)
Individual Development Account (IDA)	\$75,000	12 (Based upon a 2 – 1 match at \$6,000 each)
Lease with Option to Buy	\$304,354	CHDOs and Developers
Total	\$2,470,504	28

Matching Contributions

This required 25% minimum contribution is required only for certain activities. For Palm Beach County, during FY 2010-11, the required match will be at least \$432,338, and will be applicable to the following programs: CHDO Administered Programs, the Lease with Option to Buy Program and the Individual Development Account Program. It is proposed to provide this match from program income which is still being earned under the SHIP Program.

Proposed HOME Projects

The projects proposed for funding under the HOME Program are described in more detail on Table 3C which is included in this Plan under “Description of Activities.”

HOME Priority Needs and Objectives

Programs to be sponsored by the HOME Program will address to varying degrees, specific priorities recognized in the Five Year Plan for FY 2010-2015. The table below illustrates the correlation between the HOME Program and these priorities.

HOME Program	Activity Type	Priorities Addressed
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
Repayable 1 st Mortgage Loan Financing, and/or 2 nd Mortgage Subsidy Program.	Acquisition, with or without rehabilitation, of single-family homes and vacant lots for construction of houses.	Potential Homeowners: High, Medium
Individual Development Account (IDA)	Provision of funding as a source of matching funds to an IDA when the objective is purchasing a home.	Potential Homeowners: High, Medium
Lease with option to buy	Lease-purchase program for existing housing and for housing to be constructed.	Potential Homeowners: High, Medium

HOPWA - 91.220(1)(3)

Palm Beach County does not receive HPOWA funds, but rather the City of West Palm Beach receives and administers HPOWA on behalf of the entire County geographic area.

CERTIFICATIONS
R2011-1096 JUL 19 2011

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the jurisdiction certifies that:

Affirmatively Further Fair Housing -- The jurisdiction will affirmatively further fair housing, which means it will conduct an analysis of impediments to fair housing choice within the jurisdiction, take appropriate actions to overcome the effects of any impediments identified through that analysis, and maintain records reflecting that analysis and actions in this regard.

Anti-displacement and Relocation Plan -- It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, and implementing regulations at 49 CFR 24; and it has in effect and is following a residential antidisplacement and relocation assistance plan required under section 104(d) of the Housing and Community Development Act of 1974, as amended, in connection with any activity assisted with funding under the CDBG or HOME programs.

Drug Free Workplace -- It will or will continue to provide a drug-free workplace by:

1. Publishing a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the grantee's workplace and specifying the actions that will be taken against employees for violation of such prohibition;
2. Establishing an ongoing drug-free awareness program to inform employees about --
 - (a) The dangers of drug abuse in the workplace;
 - (b) The grantee's policy of maintaining a drug-free workplace;
 - (c) Any available drug counseling, rehabilitation, and employee assistance programs; and
 - (d) The penalties that may be imposed upon employees for drug abuse violations occurring in the workplace;
3. Making it a requirement that each employee to be engaged in the performance of the grant be given a copy of the statement required by paragraph 1;
4. Notifying the employee in the statement required by paragraph 1 that, as a condition of employment under the grant, the employee will -
 - (a) Abide by the terms of the statement; and
 - (b) Notify the employer in writing of his or her conviction for a violation of a criminal drug statute occurring in the workplace no later than five calendar days after such conviction;
5. Notifying the agency in writing, within ten calendar days after receiving notice under subparagraph 4(b) from an employee or otherwise receiving actual notice of such conviction. Employers of convicted employees must provide notice, including position title, to every grant officer or other designee on whose grant activity the convicted employee was working, unless the Federal agency has designated a central point for the receipt of such notices. Notice shall include the identification number(s) of each affected grant;

6. Taking one of the following actions, within 30 calendar days of receiving notice under subparagraph 4(b), with respect to any employee who is so convicted:
 - (a) Taking appropriate personnel action against such an employee, up to and including termination, consistent with the requirements of the Rehabilitation Act of 1973, as amended; or
 - (b) Requiring such employee to participate satisfactorily in a drug abuse assistance or rehabilitation program approved for such purposes by a Federal, State, or local health, law enforcement, or other appropriate agency;
7. Making a good faith effort to continue to maintain a drug-free workplace through implementation of paragraphs 1, 2, 3, 4, 5 and 6.

Anti-Lobbying -- To the best of the jurisdiction's knowledge and belief:

1. No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;
2. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, it will complete and submit Standard Form-L.L.L., "Disclosure Form to Report Lobbying," in accordance with its instructions; and
3. It will require that the language of paragraph 1 and 2 of this anti-lobbying certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

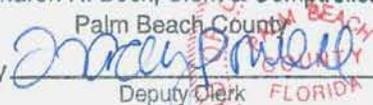
Authority of Jurisdiction -- The consolidated plan is authorized under State and local law (as applicable) and the jurisdiction possesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations.

Consistency with plan -- The housing activities to be undertaken with CDBG, HOME, ESG, and HOPWA funds are consistent with the strategic plan.

Section 3 -- It will comply with section 3 of the Housing and Urban Development Act of 1968, and implementing regulations at 24 CFR Part 135.


 Signature/Authorized Official Date JUL 19 2011

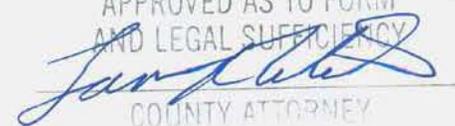
Karen T. Marcus, Chair
 Title

Sharon R. Bock, Clerk & Comptroller
 Palm Beach County
 By 
 Deputy Clerk



R2011-1096

JUL 19 2011

APPROVED AS TO FORM
 AND LEGAL SUFFICIENCY

 COUNTY ATTORNEY

Specific CDBG Certifications

The Entitlement Community certifies that:

Citizen Participation -- It is in full compliance and following a detailed citizen participation plan that satisfies the requirements of 24 CFR 91.105.

Community Development Plan -- Its consolidated housing and community development plan identifies community development and housing needs and specifies both short-term and long-term community development objectives that provide decent housing, expand economic opportunities primarily for persons of low and moderate income. (See CFR 24 570.2 and CFR 24 part 570)

Following a Plan -- It is following a current consolidated plan (or Comprehensive Housing Affordability Strategy) that has been approved by HUD.

Use of Funds -- It has complied with the following criteria:

1. **Maximum Feasible Priority.** With respect to activities expected to be assisted with CDBG funds, it certifies that it has developed its Action Plan so as to give maximum feasible priority to activities which benefit low and moderate income families or aid in the prevention or elimination of slums or blight. The Action Plan may also include activities which the grantee certifies are designed to meet other community development needs having a particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community, and other financial resources are not available);
2. **Overall Benefit.** The aggregate use of CDBG funds including section 108 guaranteed loans during program year(s) , (a period specified by the grantee consisting of one, two, or three specific consecutive program years), shall principally benefit persons of low and moderate income in a manner that ensures that at least 70 percent of the amount is expended for activities that benefit such persons during the designated period;
3. **Special Assessments.** It will not attempt to recover any capital costs of public improvements assisted with CDBG funds including Section 108 loan guaranteed funds by assessing any amount against properties owned and occupied by persons of low and moderate income, including any fee charged or assessment made as a condition of obtaining access to such public improvements. However, if CDBG funds are used to pay the proportion of a fee or assessment that relates to the capital costs of public improvements (assisted in part with CDBG funds) financed from other revenue sources, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds.

The jurisdiction will not attempt to recover any capital costs of public improvements assisted with CDBG funds, including Section 108, unless CDBG funds are used to pay the proportion of fee or assessment attributable to the capital costs of public improvements financed from other revenue sources. In this case, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds. Also, in the case of properties owned and occupied by moderate-income (not low-income) families, an assessment or charge may be made against the property for public improvements financed by a source other than CDBG funds if the jurisdiction certifies that it lacks CDBG funds to cover the assessment.

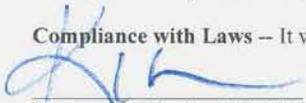
Excessive Force -- It has adopted and is enforcing:

1. A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in non-violent civil rights demonstrations; and
2. A policy of enforcing applicable State and local laws against physically barring entrance to or exit from a facility or location which is the subject of such non-violent civil rights demonstrations within its jurisdiction;

Compliance With Anti-discrimination laws -- The grant will be conducted and administered in conformity with title VI of the Civil Rights Act of 1964 (42 USC 2000d), the Fair Housing Act (42 USC 3601-3619), and implementing regulations.

Lead-Based Paint -- Its activities concerning lead-based paint will comply with the requirements of 24 CFR Part 35, subparts A, B, J, K and R;

Compliance with Laws -- It will comply with applicable laws.


Signature/Authorized Official

JUL 1, 9 2011
Date

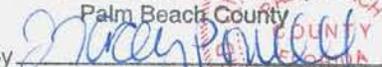
R2011-1096

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

COUNTY ATTORNEY

Karen T. Marcus, Chair
Title

Sharon R. Bock, Clerk & Comptroller
Palm Beach County

By 
Deputy Clerk

**OPTIONAL CERTIFICATION
CDBG**

Submit the following certification only when one or more of the activities in the action plan are designed to meet other community development needs having a particular urgency as specified in 24 CFR 570.208(c):

The grantee hereby certifies that the Annual Plan includes one or more specifically identified CDBG-assisted activities which are designed to meet other community development needs having a particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community and other financial resources are not available to meet such needs.

Signature/Authorized Official

Date

Title

Specific HOME Certifications

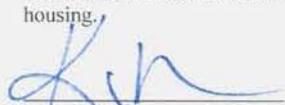
The HOME participating jurisdiction certifies that:

Tenant Based Rental Assistance -- If the participating jurisdiction intends to provide tenant-based rental assistance:

The use of HOME funds for tenant-based rental assistance is an essential element of the participating jurisdiction's consolidated plan for expanding the supply, affordability, and availability of decent, safe, sanitary, and affordable housing.

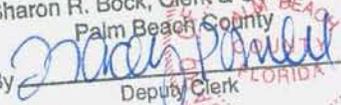
Eligible Activities and Costs -- it is using and will use HOME funds for eligible activities and costs, as described in 24 CFR § 92.205 through 92.209 and that it is not using and will not use HOME funds for prohibited activities, as described in § 92.214.

Appropriate Financial Assistance -- before committing any funds to a project, it will evaluate the project in accordance with the guidelines that it adopts for this purpose and will not invest any more HOME funds in combination with other Federal assistance than is necessary to provide affordable housing.

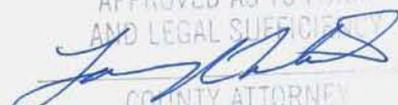

Signature/Authorized Official

R2011-1096
JUL 19 2011
Date

Karen T. Marcus, Chair
Title

Sharon R. Bock, Clerk & Comptroller
Palm Beach County
By 
Deputy Clerk



APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

COUNTY ATTORNEY

ESG Certifications

The Emergency Shelter Grantee certifies that:

Major rehabilitation/conversion -- It will maintain any building for which assistance is used under the ESG program as a shelter for homeless individuals and families for at least 10 years. If the jurisdiction plans to use funds for rehabilitation (other than major rehabilitation or conversion), the applicant will maintain any building for which assistance is used under the ESG program as a shelter for homeless individuals and families for at least 3 years.

Essential Services and Operating Costs -- Where assistance involves essential services or maintenance, operation, insurance, utilities and furnishings, it will provide services or shelter to homeless individuals and families for the period during which the ESG assistance is provided, without regard to a particular site or structure as long as the same general population is served.

Renovation -- Any renovation carried out with ESG assistance shall be sufficient to ensure that the building involved is safe and sanitary.

Supportive Services -- It will assist homeless individuals in obtaining appropriate supportive services, including permanent housing, medical and mental health treatment, counseling, supervision, and other services essential for achieving independent living, and other Federal State, local, and private assistance.

Matching Funds -- It will obtain matching amounts required under 24 CFR 576.51.

Confidentiality -- It will develop and implement procedures to ensure the confidentiality of records pertaining to any individual provided family violence prevention or treatment services under any project assisted under the ESG program, including protection against the release of the address or location of any family violence shelter project except with the written authorization of the person responsible for the operation of that shelter.

Homeless Persons Involvement -- To the maximum extent practicable, it will involve, through employment, volunteer services, or otherwise, homeless individuals and families in constructing, renovating, maintaining, operating facilities, and providing services assisted through this program.

Consolidated Plan -- It is following a current HUD-approved Consolidated Plan or CHAS.

Discharge Policy --- It has established a policy for the discharge of persons from publicly funded institutions or systems of care (such as health care facilities, foster care or other youth facilities, or correction programs and institutions) in order to prevent such discharge from immediately resulting in homelessness for such persons.

HMIS -- It will comply with HUD's standards for participation in a local Homeless Management Information System and the collection and reporting of client-level information.

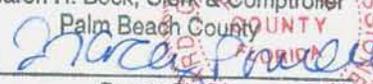

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JUL 19 2011
Date

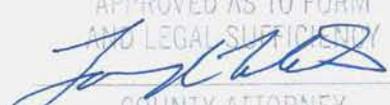
R 2011-1096

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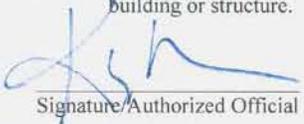
HOPWA Certifications

The HOPWA grantee certifies that:

Activities -- Activities funded under the program will meet urgent needs that are not being met by available public and private sources.

Building -- Any building or structure assisted under that program shall be operated for the purpose specified in the plan:

1. For at least 10 years in the case of assistance involving new construction, substantial rehabilitation, or acquisition of a facility,
2. For at least 3 years in the case of assistance involving non-substantial rehabilitation or repair of a building or structure.

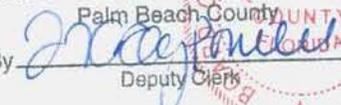


Signature/Authorized Official

JUL 19 2011

Date

Karen T. Marcus Chair
Title

Sharon R. Bock, Clerk & Comptroller
Palm Beach County
By 
Deputy Clerk



APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

COUNTY ATTORNEY

APPENDIX TO CERTIFICATIONS

INSTRUCTIONS CONCERNING LOBBYING AND DRUG-FREE WORKPLACE REQUIREMENTS:

A. Lobbying Certification

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by section 1352, title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

B. Drug-Free Workplace Certification

1. By signing and/or submitting this application or grant agreement, the grantee is providing the certification.
2. The certification is a material representation of fact upon which reliance is placed when the agency awards the grant. If it is later determined that the grantee knowingly rendered a false certification, or otherwise violates the requirements of the Drug-Free Workplace Act, HUD, in addition to any other remedies available to the Federal Government, may take action authorized under the Drug-Free Workplace Act.
3. Workplaces under grants, for grantees other than individuals, need not be identified on the certification. If known, they may be identified in the grant application. If the grantee does not identify the workplaces at the time of application, or upon award, if there is no application, the grantee must keep the identity of the workplace(s) on file in its office and make the information available for Federal inspection. Failure to identify all known workplaces constitutes a violation of the grantee's drug-free workplace requirements.
4. Workplace identifications must include the actual address of buildings (or parts of buildings) or other sites where work under the grant takes place. Categorical descriptions may be used (e.g., all vehicles of a mass transit authority or State highway department while in operation, State employees in each local unemployment office, performers in concert halls or radio stations).
5. If the workplace identified to the agency changes during the performance of the grant, the grantee shall inform the agency of the change(s), if it previously identified the workplaces in question (see paragraph three).
6. The grantee may insert in the space provided below the site(s) for the performance of work done in connection with the specific grant:

Place of Performance (Street address, city, county, state, zip code)

PBC Housing & Community Development Department

100 Australian Avenue, Suite 500

West Palm Beach, FL 33406

Check ___ if there are workplaces on file that are not identified here.

The certification with regard to the drug-free workplace is required by 24 CFR part 24, subpart F.

7. Definitions of terms in the Nonprocurement Suspension and Debarment common rule and Drug-Free Workplace common rule apply to this certification. Grantees' attention is called, in particular, to the following definitions from these rules:

"Controlled substance" means a controlled substance in Schedules I through V of the Controlled Substances Act (21 U.S.C. 812) and as further defined by regulation (21 CFR 1308.11 through 1308.15);

"Conviction" means a finding of guilt (including a plea of nolo contendere) or imposition of sentence, or both, by any judicial body charged with the responsibility to determine violations of the Federal or State criminal drug statutes;

"Criminal drug statute" means a Federal or non-Federal criminal statute involving the manufacture, distribution, dispensing, use, or possession of any controlled substance;

"Employee" means the employee of a grantee directly engaged in the performance of work under a grant, including: (i) All "direct charge" employees; (ii) all "indirect charge" employees unless their impact or involvement is insignificant to the performance of the grant; and (iii) temporary personnel and consultants who are directly engaged in the performance of work under the grant and who are on the grantee's payroll. This definition does not include workers not on the payroll of the grantee (e.g., volunteers, even if used to meet a matching requirement; consultants or independent contractors not on the grantee's payroll; or employees of subrecipients or subcontractors in covered workplaces).

APPENDIX I – LOCAL ENTITLEMENT FUNDING METHODOLOGY AND CDBG EXPENDITURES FOR FY 2011-2012

CDBG Local Entitlement Methodology

Palm Beach County must submit yearly to the U.S. Department of Housing and Urban Development (HUD) the Action Plan (AP), which includes, among other things, the County's Community Development Block Grant Program (CDBG) application. This application lists and describes the proposed activities with their recommended level of funding.

At time of preparation of this Action Plan, HUD had not yet published the FY 2011 – 2012 CDBG allocation for Palm Beach County. However, the federal CDBG budget for FY 2011 - 2012 had been reduced by approximately 16%. Hence, Palm Beach County estimated the FY 2011 – 2012 allocation to be 16% of the FY 2010- 2011 allocation, or \$6,138,847. Following the County's preparation of CDBG funding recommendations, HUD published the final CDBG allocations for FY 2011 – 2012. Palm Beach County will receive \$6,138,977 for FY 2011-2012. The \$130 difference between the budget estimate and actual allocation will be placed in the CDBG budget item for contingency reserves/unprogrammed funds.

To arrive at its funding recommendations for the CDBG program, a Local Entitlement Methodology is utilized to ensure a fair distribution of available CDBG funds among participating jurisdictions and other agencies requesting CDBG funds. Under this methodology, funds are set aside to address HCD's On-going Housing Rehabilitation Program, HCD's Demolition & Clearance Program, Public Service Activities, Project Implementation Costs, Program Administration Costs, the Economic Development Set Aside Program, and Contingency. Remaining funds are distributed among the qualifying municipalities and the County share.

During FY 2011-2012, the Local Entitlement Methodology underwent some adjustment due to various factors such as the County's current challenging economic condition; local budgetary constraints, and internal operational assessments. These factors resulted in applying the competitive NOFA process to agencies applying for CDBG funding to undertake public services. However, municipal applicants and County-initiated projects (those undertaken by a County department) were required to provide a funding application for informational purposes, but were not subjected to the competitive NOFA process.

Implementation of the methodology considers the following:

- CDBG allocations vary annually. Palm Beach County's estimated CDBG allocation for FY 2011 – 2012 is \$6,138,847.
- CDBG program income for FY 2011-2012 is projected to be \$50,000 and will be applied to the Countywide Housing Rehabilitation Program.
- Proportionate shares (contribution percentages) are provided by HUD.

- The level of funding for HCD's Countywide Housing Rehabilitation and Demolition/Clearance Programs is based on targeted goals and objectives of the Department of Housing and Community Development.
- Funds for HCD's On-Going Housing and Demolition/Clearance Programs are to benefit participating municipalities as well as the unincorporated areas of Palm Beach County.
- Set Aside funds for the Economic Development Program will revert to the general CDBG program for use for community development activities if not allocated to the project by start of Palm Beach County's fiscal year or if unexpended within 3 years of the start of Palm Beach County's fiscal year.
- The activities/projects must be eligible per CDBG Program regulations and must serve a National Objective of the CDBG Program.
- HCD's Planning Areas are classified in three (3) categories, as follows:
 - 1) Category I: Municipalities having an Interlocal Agreement to participate in the County's Urban County Participation Program but no Target Areas.
 - 2) Category II: Municipalities having an Interlocal Agreement to participate in the County's Urban County Qualification Program, and having identified and/or potential Target Area.
 - 3) Category III: Unincorporated Palm Beach County Target Areas.
- An activity located within a municipality is considered Countywide if at least 51% of the direct beneficiaries reside outside of the municipality and the four entitlement municipalities.
- Non-profit and public agencies were not eligible to apply for funding for capital improvement projects during FY 2011-2012.
- Funding for eligible public service activities will be derived from the County's CDBG entitlement.
- Funding of Non-Countywide Activities located within a municipality receiving a local entitlement will be derived from the municipality's final entitlement amount.
- When implementing the CDBG Program within participating municipalities, HCD absorbs administrative expenses related to the program.
- Activities impacting HUD's 20% cap on planning and administration are not allowed.

Ensuring Subrecipient Timeliness

In order to comply with 24 CFR 570.902 of the CDBG regulations which stipulates that a grantee is considered to be timely, if 60 days prior to the end of the grantee's program year, the balance in its line-of-credit does not exceed 1.5 times the annual grant, the following will be implemented to hasten expenditure of CDBG funds by subrecipients:

- Preference will be given to activities/projects that are ready to move forward quickly. Evidence of the project's ability to expend the majority of funds within 12 months from the start of Palm Beach County's fiscal year will be required.

- All municipal applicants receiving funding for the design and construction of capital improvements projects are required to complete design of such projects within one (1) fiscal year and to complete permitting and construction of the capital improvement project within two (2) fiscal years. A portion of the allocation sufficient to complete one functional component of the project will be committed automatically to such component.

Procedures

The Palm Beach County Local Entitlement Methodology will be implemented as follows:

- From the County's annual CDBG entitlement, the County will set aside funds for:
 - HCD's Countywide Housing Rehabilitation Program;
 - HCD's Demolition & Clearance Program
 - Public Service Activities;
 - Project Implementation Costs;
 - Program Administration Costs;
 - Economic Development Program*; and
 - Contingency Reserves

*For FY 2011-2012 the set aside for economic development is proposed to be increased to 11%.

- The remaining amount represents the Total Available Funds to fund Municipalities' activities and County-Initiated activities (see Table B-1).
- From the Total Available CDBG Funds, an initial entitlement is calculated for Category I Municipalities, Category II Municipalities, and County-Initiated activity share, based on the proportionate share of the entitlement for which they are responsible (see Table B-2).
- The total initial proportionate share of Category I Municipalities is redistributed to Category II Municipalities and the County-Initiated activity share by dividing each individual proportionate share of Category II Municipalities and the County-Initiated activity share by the total proportionate share of Category II Municipalities and the County-Initiated activity share, and then multiplying each individual result by the Category I total. These amounts are then added to the initial local entitlement amount to yield the final local entitlement amount available to each municipality (see Table B-3).
- Program Income generated during FY 2011-2012 will be allocated to the Countywide Housing Rehabilitation Program.
- Area of Hope (AOH) funding may be made available from the County-Initiated activity share, and/or made available from the contingency set-aside. AOH funding may only be provided to municipalities with qualifying projects--capital or housing projects serving an Area of Hope; no payment of salaries is permitted with AOH.
- To provide additional assistance to the Glades Region, the County implements a Special Area of Hope Program whereby an extra allocation of CDBG funds is made available to Glades Region municipalities. The Special AOH allocation rotates between the three Glades

municipalities, so that each is eligible for the allocation once every three years. For FY 2011-12 the City of Belle Glade will be the recipient of Special AOH funds in the amount of \$336,000. The Special AOH allocation is deducted from the County-initiated share.

Implementation

Palm Beach County’s estimated entitlement for FY 2011 - 2012 is \$6,138,847. HCD deducts set-aside funds from the estimated entitlement. What remains is the amount of funds available for Municipal activities and County-Initiated activities.

Estimated Total CDBG Entitlement for FY 2011-2012.....	\$6,138,847
HCD’s Countywide Housing Rehabilitation Program.....	\$250,000
HCD’s Countywide Demolition & Clearance Program.....	\$50,000
Public Service Activities.....	\$920,827
Project Implementation Costs.....	\$547,525
Program Administration Costs.....	\$1,227,769
Economic Development.....	\$675,000
Contingency.....	\$92,356
Total Available CDBG Funds.....	\$2,375,370

Table APP-2
PALM BEACH COUNTY
COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) PROGRAM
Fiscal Year 2011-2012 (37th Year) Funding Distribution

Total Available for New Projects*:	\$ 2,375,370	
Category I Entitlement Municipalities	HUD Estimated Proportionate Share of County Entitlement	Initial Entitlement Funds
Atlantis	0.11460%	\$ 2,722
Briny Breezes	0.03520%	\$ 836
Cloud Lake	0.00540%	\$ 128
Glen Ridge	0.01640%	\$ 390
Gulf Stream	0.03320%	\$ 789
Haverhill	0.14950%	\$ 3,551
Hypoluxo	0.17780%	\$ 4,223
Juno Beach	0.18580%	\$ 4,413
Lantana	1.18490%	\$ 28,146
Manalapan	0.02170%	\$ 515
North Palm Beach	0.76810%	\$ 18,245
Palm Beach Gardens	3.02820%	\$ 71,931
Palm Beach Shores	0.97200%	\$ 23,089
Palm Springs	1.79030%	\$ 42,526
Royal Palm Beach	2.00550%	\$ 47,638
South Palm Beach	0.11930%	\$ 2,834
Tequesta	0.29380%	\$ 6,979
Wellington	3.19240%	\$ 75,831
Category I Subtotal	14.09410%	\$ 334,787
Category II Municipalities*		
Belle Glade	5.24820%	\$ 124,664
Greenacres	3.28490%	\$ 78,029
Jupiter	3.24290%	\$ 77,031
Lake Park	1.61320%	\$ 38,319
Lake Worth	8.18250%	\$ 194,365
Mangonia Park	0.26130%	\$ 6,207
Pahokee	1.90210%	\$ 45,182
Riviera Beach	7.26530%	\$ 172,578
Category II Subtotal	31.00040%	\$ 736,374
County-Initiated Projects	54.90550%	\$ 1,304,209
GRAND TOTAL	100.00000%	\$ 2,375,370

*The City of South Bay did not submit a CDBG application for FY 2011-2012.

**TABLE APP-3
PALM BEACH COUNTY
COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) PROGRAM
Fiscal Year 2011-2012 (37th Year)**

Proportionate Share of Total Entitlement Funds Available to Municipalities and County-Initiated Projects

Category II Municipalities and the Unincorporated Area	Proportionate Percentage	Initial Entitlement	Proportionate Share of Cat. I Among Cat. II and Unincorp.	Additional Entitlement	Final Entitlement
Belle Glade, City of	5.24820%	\$ 124,664	6.10924%	\$ 20,453	\$ 145,117
Greenacres, City of	3.28490%	\$ 78,029	3.82384%	\$ 12,802	\$ 90,830
Jupiter, Town of	3.24290%	\$ 77,031	3.77494%	\$ 12,638	\$ 89,669
Lake Park, Town of	1.61320%	\$ 38,319	1.87787%	\$ 6,287	\$ 44,606
Lake Worth, City of	8.18250%	\$ 194,365	9.52496%	\$ 31,888	\$ 226,253
Mangonia Park, Town of	0.26130%	\$ 6,207	0.30417%	\$ 1,018	\$ 7,225
Pahokee, City of	1.90210%	\$ 45,182	2.21417%	\$ 7,413	\$ 52,595
Riviera Beach, City of	7.26530%	\$ 172,578	8.45728%	\$ 28,314	\$ 200,892
Category II Subtotal	31.00040%	\$ 736,374	36.08646%	\$ 120,813	\$ 857,187
County-Initiated Subtotal	54.90550%	\$ 1,304,209	63.91354%	\$ 213,974	\$ 1,518,183
Category I Total	14.09410%	\$ 334,787	N/A	N/A	N/A
GRAND TOTAL	100.00%	\$ 2,375,370	100.00%	\$ 334,787	\$ 2,375,370

CDBG Evaluation Process

Palm Beach County Housing and Community Development (HCD) utilizes a One-Stage and Two-Stage Process to evaluate activities. The first process was designed for activities submitted and/or prioritized by municipalities with Target Areas and consists of one stage. The second two-stage process is for countywide activities and activities sponsored by municipalities without Target Areas.

Each process utilizes Evaluation Forms with a set of criteria to evaluate the activities. In addition to the determination of eligibility per HUD regulations, the forms include, among others, activity management, activity need, experience, and past performance. Scoring points are applicable to non-municipal applicants.

To reduce the processing of applications that are incorrectly prepared or lack sufficient information for staff to perform a proper review and to encourage applicants to submit well-prepared applications, a Review Threshold was established, as described.

I. ONE-STAGE PROCESS

This process applies to those activities submitted by the municipalities, or by agencies whose activities will have an impact on the municipalities' entitlements.

STAGE I: Preparation of the Evaluation Criteria Form for Municipalities, Local Agencies Impacting the Municipalities' Entitlement, and County-Initiated Activities

A description of Criteria Categories is included in the form. No scoring points are assigned to this form. The form is prepared by Planning staff and comments are recorded in the last section of the form.

Funding allocations for municipalities are based on the results of Stage I and the prioritization submitted by the applicable municipality. Funding allocations include, where applicable, conditions and observations.

Municipalities Endorsement

Municipalities and agencies impacting the municipalities' entitlements will not be directly affected by the Review Threshold. However, as part of the application process, municipalities must certify that their endorsed activities will meet a National Objective and that the endorsed agency(s) has the capacity and resources in place to undertake the proposed activity. Municipalities are advised that should an endorsed activity fail to meet a national objective or an endorsed agency fail to comply or display difficulty in complying with the contract requirements (e.g., receives monitoring findings), sanctions such as deductions to the municipality's future entitlements may be applied.

II. TWO-STAGE PROCESS

The two-stage process applies to countywide activities and activities located/sponsored by non-entitlement municipalities. It comprises the following:

STAGE I: Preparation of the Preliminary Evaluation Criteria Form
for Public Service Activities and Activities
Located/Sponsored by Non-entitlement Municipalities

The Preliminary Evaluation Criteria Form represents Stage I of the Community Development Block Grant (CDBG) Evaluation Process. Scoring points are included to provide a preliminary overall rating of each activity. This preliminary rating represents assists staff in arriving at funding recommendations. The form is prepared by Planning staff and comments are recorded in the last section of the form.

Review Threshold

Applications for activities having a countywide impact, or located/sponsored by non-entitlement municipalities are subject to a review threshold of 55 points of the maximum possible points of 115. The Preliminary Evaluation Criteria Form (Stage I of the Evaluation Process) is used to help determine the points awarded. Applications with less than 55 points will be eliminated from the process and no further information is requested.

STAGE II: Implementation of the Comparative Analysis

A comparative analysis will be performed for the activities that met the requirements of the Review Threshold.

The comparative analysis will be based on the following factors:

1. Staff Assessment of Activity Urgency: Staff assessment of activity urgency based on the priority assigned by the Five Year Consolidated Plan, Comprehensive Plan Policies, Affordable Housing Study, or any other official document. _____ (10 point max)
Activities providing services to the homeless (BCC priority): _____ (5 bonus points)
2. Assessment of Viability/Feasibility: determination of whether the activity is capable of success or being accomplished; capable of developing adequately. _____ (15 points max)
3. Assessment of the Applicant:
 - a. Assessment of Organizational Strength _____ (5 points max)
 - b. Assessment of Financial Strength _____ (5 points max)
4. Assessment of Capability: Assessment of the applicant's capability to administer the grant monies and operate the program (management of funds, ability to account for funds appropriately, timely use of funds, timely submission and quality of reports). _____ (10 points max)

PROCEDURE

The Procedure to implement both Evaluation Processes, is as follows:

- The Evaluation Criteria Forms is prepared by Planning Section staff.
- Planning staff prepares eligibility letters to all applicants, providing staff comments, indicating whether the application(s) met the minimum scoring threshold, and advising of the public meetings. Municipal and public service applicants whose application(s) exceeded the minimum scoring threshold, where applicable, are requested to respond to evaluation comments/questions.
- The Stage II Evaluation of municipal and public services applications is implemented in a public meeting conducted by HCD staff, and preliminary funding recommendations are generated.
- Planning staff provides a summary of staff evaluation comments and the preliminary funding recommendations to the HCD Director, Assistant County Administrator, and other members of the CDBG Selection Committee for their review.
- Funding recommendations for municipal and public service applications are made by a CDBG Selection Committee at a public meeting.
- Planning staff prepares funding recommendation letters to applicants.
- The HCD Director and County Administration identify County-initiated projects to be included in the draft Action Plan.
- Funding recommendations/allocations are presented to County residents during a public meeting to discuss the draft Action Plan.
- Funding recommendations are presented, in the form of the Action Plan, to the Board of County Commissioners for their approval at a Public Hearing.

The following table specifies the projects recommended for funding under the CDBG Program for FY 2011 - 2012. It is estimated that 98% of applicable funds will be targeted to benefit low- and moderate-income persons. The projects are arranged by objective and/or category to reflect the priorities outlined in the Five-Year Consolidated Plan. The following provides a brief description of each of the objectives:

- *Housing Objective:* To preserve and enhance the supply of safe, sanitary, adequate, affordable housing to meet the needs of low- and moderate-income persons and persons with special needs within Palm Beach County. Also, to conserve, upgrade, and expand the existing housing stock; to demolish unsafe and dilapidated housing; to assist homeless persons to obtain appropriate housing; to provide relocation assistance to individuals and families affected by the implementation of housing programs; to remove barriers to affordable housing for low- and moderate-income persons; to institute a mechanism to provide preference to projects that are located close to employment centers; and to advise

property owners who receive housing rehabilitation funds through HCD's housing programs of potential LBP contamination in older homes, and conduct assessments of housing units to determine if lead based paint is present.

- *Demolition and Clearance Objective:* To implement the Demolition and Clearance Program to eliminate slummed and blighted structures and conditions that have a blighting effect on neighborhoods, or otherwise pose a health and safety risk to the public.
- *Public Facilities Objective:* To improve the safety and livability of neighborhoods by increasing access to quality public facilities, including but not limited to centers for the disabled, parks and/or recreation facilities, and youth centers; to reduce the isolation of income groups within a geographical area through the revitalization of deteriorating or deteriorated neighborhoods; to restore and preserve properties of special historic, architectural or aesthetic values; to remove architectural barriers preventing easy access by the disabled; and to conserve energy resources.
- *Infrastructure Objective:* To improve the safety and livability of neighborhoods by increasing access to quality public infrastructure, including but not limited to water, sewer, and street improvements, and tree planting/beautification projects, to meet the needs of Palm Beach County residents, particularly low-and moderate-income residents of HCD's Planning Areas.
- *Public Services Objective:* To improve and make available health, educational, human, and housing-related services to low- and moderate-income persons, including but not limited to, services for seniors, abused/neglected children, and victims of domestic violence. Also, to help stabilize deteriorating neighborhoods; to make accessible and available activities directed towards the prevention of homelessness and assistance to the homeless; to expand education and outreach efforts to affirmatively further fair housing, including increased public awareness of Fair Housing discrimination laws and the remedies available to persons believed to have been victims of unlawful housing practices.
- *Economic Development Objective:* To expand economic opportunities, including job creation and retention; to establish, stabilize and expand small businesses (including microbusinesses); to provide public services concerned with employment; to provide jobs involved in carrying out activities under programs covered by this plan to low-income persons living in areas affected by those programs and activities; to make available mortgage financing for low-income persons at reasonable rates using nondiscriminatory lending practices; to make available capital and credit for development activities that promote the long-term economic and social viability of the community; and to empower low-income persons to reduce generational poverty in federally assisted and public housing.

PALM BEACH COUNTY (CDBG) PROGRAM
Fiscal Year 2011 - 2012 (37th Year), Recommended Expenditures by Objective/Category

HCD Housing Objective

<u>Activity/Location</u>	<u>Implementing Agency</u>	<u>Recommended Funding</u>
1) HCD Rehabilitation Program (countywide)	PBC HCD	\$300,000*
	Housing Total	\$300,000

*Includes estimated program income of \$50,000.

HCD Demolition & Clearance Objective

<u>Activity/Location</u>	<u>Implementing Agency</u>	<u>Recommended Funding</u>
1) HCD Demolition & Clearance Program (Countywide)	PBC HCD	\$50,000
	Demolition & Clearance Total	\$50,000

HCD Public Facilities Objective

<u>Activity/Location</u>	<u>Implementing Agency</u>	<u>Recommended Funding</u>
1) Belle Glade, City of: Rehabilitation of recreational improvements at the Lake Shore Civic Center, 1224 SW Avenue E Place, Belle Glade, FL 33430.	City of Belle Glade	\$336,000
	Public Facilities Total	\$336,000

HCD Infrastructure Objective

<u>Activity/Location</u>	<u>Implementing Agency</u>	<u>Recommended Funding</u>
1) Greenacres, City of: Construction of sanitary sewer improvements on 10 th Avenue North between Haverhill Road and the E-3 Canal, Greenacres, FL 33463.	City of Greenacres	\$90,830
2) Jupiter, Town of: Construction of sidewalks and pedestrian improvements on Hepburn Avenue and Hugh Street, Jupiter, FL 33458.	Town of Jupiter	\$89,669

PALM BEACH COUNTY (CDBG) PROGRAM
Fiscal Year 2011 - 2012 (37th Year), Recommended Expenditures by Objective/Category

3)	Lake Park, Town of: Installation of irrigation system and landscaping in median of Flagler Boulevard between Palmetto Drive and West Jasmine Drive, Lake Park, FL 33403.	Town of Lake Park	\$44,606
4)	Lake Worth, City of: New construction and replacement of sidewalks of multiple public ROWs in Target Area, Lake Worth, FL 33460.	City of Lake Worth	\$226,253
5)	PBC Office of Community Revitalization: Construction of paving and drainage improvements on Patio Court, north and south of Lakewood Road, unincorporated PBC, 33461.	PBC Engineering Services	\$67,203
6)	PBC Engineering Services Division: Construction of paving and drainage improvements on Canton Road, east of Haverhill Road, unincorporated PBC, 33463.	PBC Engineering Services	\$212,151
7)	PBC Water Utilities Department: Construction of sanitary sewer improvements with Town of Lake Clark Shores in the Seminole Manor Target Area, unincorporated PBC, 33462.	PBC Water Utilities	\$551,229
8)	PBC Water Utilities Department: Replacement of pumps and control mechanisms on a potable water system storage tank, 125 NW 8 th Avenue, South Bay, FL 33493.	PBC Water Utilities	\$300,000
9)	Riviera Beach, City of: Reconstruction of West 36 th Street between Avenues O and R, Riviera Beach, FL 330404.	City of Riviera Beach	\$200,892
Infrastructure Total			\$1,782,833

HCD Public Services Objective

<u>Activity/Location</u>	<u>Implementing Agency</u>	<u>Recommended Funding</u>
1) Adopt-A-Family of the Palm Beaches: Case management and rental subsidies for rapid re-housing of homeless families, 1736 Lake Worth Road, Lake Worth, FL 33460.	Adopt-A-Family of the Palm Beaches	\$48,622
2) Aid To Victims of Domestic Abuse: Operational costs of Casa Vegso transitional housing for abused women with children, confidential location.	Aid to Victims of Domestic Abuse	\$42,458

PALM BEACH COUNTY (CDBG) PROGRAM
Fiscal Year 2011 - 2012 (37th Year), Recommended Expenditures by Objective/Category

3)	Arc of PBC, The: PAVE Program providing job coaching and employment services for developmentally disabled persons, 720 Park Avenue, Lake Park, FL 33403.	The Arc of Palm Beach County	\$60,755
4)	Children's Case Management Organization dba Families First of PBC: Kin Support project providing case management and respite care for relative caregiver families, 3333 Forest Hill Boulevard, West Palm Beach, FL 33046.	Children's Case Management Organization, dba Families First of PBC	\$15,084
5)	Children's Home Society: Transitions Home transitional housing for pregnant teens and teen mothers, 1199 West Lantana Road, Lantana, FL 33462.	Children's Home Society	\$59,204
6)	Children's Place at Home Safe, The: Emergency shelter and therapeutic care for abused/neglected children, 2840 6 th Avenue South, Lake Worth, FL 33461.	The Children's Place at Home Safe	\$51,746
7)	Coalition for Independent Living Options: DINE program meal delivery service and emergency financial assistance (rent/utilities), 6800 Forest Hill Boulevard, Greenacres, FL 33413.	Coalition for Independent Living Options	\$32,682
8)	Credability (Consumer Credit Counseling dba): Housing counseling and financial education services, 700 South Dixie Highway, West Palm Beach, FL 33401.	Credability	\$18,750
9)	Faith-Hope-Love-Charity: Stand Down House emergency shelter for homeless veterans, 4309 Davis Road, Lake Worth, FL 33461	Faith-Hope-Love-Charity	\$22,400
10)	FoundCare (Comprehensive Community Caring Network dba): Community medical clinic, 2330 South Congress Avenue, Palm Springs, FL 33406.	FoundCare	\$50,439
11)	J.A.Y. Ministries: Transitional housing for homeless ex-offenders, 2831 Avenue S, Riviera Beach, FL 33404	J.A.Y. Ministries	\$20,400
12)	Legal Aid Society: Fair housing enforcement, outreach, and foreclosure assistance, 423 Fern Street, Suite 200, West Palm Beach, FL 33401.	Legal Aid Society of Palm Beach County	\$159,220
13)	Lord's Place, The: Apprenticeship (job training) programs for homeless individuals, 2808 North Australian Avenue,	The Lord's Place	\$53,625

PALM BEACH COUNTY (CDBG) PROGRAM
Fiscal Year 2011 - 2012 (37th Year), Recommended Expenditures by Objective/Category

West Palm Beach, FL 33401.

14) Place of Hope: Case management for children in transitional housing, 9078 Isaiah Lane, Palm Beach Gardens, FL 33410.	Place of Hope	\$31,844
15) Redlands Christian Migrant Association: Child care/child development services, 20 Carver Street, Belle Glade, FL 33430	Redlands Christian Migrant Association	\$26,694
16) Seagull Industries: Vocational services for developmentally disabled adults through the Achievement Center and Work Makes Cents Programs, 3879 West Industrial Way, Riviera Beach, FL 33404.	Seagull Industries for the Disabled	\$60,336
17) Sickel Cell Foundation: Glades Project providing sickel cell screening, case management, and counseling in western PBC, 136 South Main, Street, Belle Glade, FL 33430.	Sickel Cell Foundation of Palm Beach County	\$39,375
18) The Salvation Army: Case management services for homeless men at the Center of Hope transitional housing facility, 1577 North Military Trail, West Palm Beach, FL 334415.	The Salvation Army	\$14,011
19) Urban League of Palm Beach County: Operational support for the Comprehensive Housing Counseling Program, 1700 North Australian Avenue, West Palm Beach, FL 33407.	Urban League of Palm Beach County	\$42,930
20) Vita Nova: Case management for young adults aged out of foster care and residing in transitional housing, 1316 & 1320 Alpha Street, West Palm Beach, FL 33409.	Vita Nova	\$25,000
21) West Jupiter Community Group: West Jupiter Tutorial Center providing after-school educational enrichment and summer camp, 7187 Church Street, Jupiter, FL 33458.	West Jupiter Community Group	\$45,252
	Public Services Total	\$920,827

HCD Program Administration Cost Objective

<u>Activity/Location</u>	<u>Implementing Agency</u>	<u>Recommended Funding</u>
1) General Administration, Planning, and Fiscal	PBC HCD	\$1,227,769

PALM BEACH COUNTY (CDBG) PROGRAM
Fiscal Year 2011 - 2012 (37th Year), Recommended Expenditures by Objective/Category

Program Administration Total \$1,227,769

HCD Project Implementation Cost Objective

<u>Activity/Location</u>	<u>Implementing Agency</u>	<u>Recommended Funding</u>
1) HCD Project Implementation: Activity delivery costs related to CDBG housing and capital improvement activities	PBC HCD	\$547,525
2) Belle Glade, City of: Activity delivery costs of the City's C.D. Department related to CDBG housing rehabilitations and demolitions.	Belle Glade, City of	\$145,117
3) Pahokee, City of: Activity delivery costs of the City's C.D. Department related to CDBG housing rehabilitations and demolitions.	Pahokee, City of	\$52,595
Project Implementation Total		\$745,237

HCD Economic Development Objective

<u>Activity/Location</u>	<u>Implementing Agency</u>	<u>Recommended Funding</u>
1) Set aside for economic development activities	PBC EDO	\$675,000
Economic Development Total		\$675,000

SUMMARY OF CDBG PROGRAM EXPENDITURES, FY 2011 - 2012 (37th YEAR)

1) Housing -----	\$300,000*
2) Demolition & Clearance Objective-----	\$50,000
2) Public Facilities -----	\$336,000
3) Infrastructure -----	\$1,782,833
4) Public Services -----	\$920,827
5) Program Administration -----	\$1,227,769
6) Project Implementation -----	\$745,237

PALM BEACH COUNTY (CDBG) PROGRAM
Fiscal Year 2011 - 2012 (37th Year), Recommended Expenditures by Objective/Category

7)	Economic Development -----	\$675,000
8)	Contingency and Unprogrammed Funds**-----	\$151,311
TOTAL EXPENDITURES		\$6,188,977

SUMMARY OF AVAILABLE CDBG RESOURCES, FY 2011 - 2012 (37th YEAR)

1)	Entitlement Amount -----	\$6,138,977
2)	Estimated Program Income-----	\$50,000
TOTAL AVAILABLE		\$6,188,977

*Estimated CDBG program income of \$50,000 will be allocated to the Countywide Housing Rehabilitation Program.

**Includes unprogrammed funding from the County share (\$51,600); the unprogrammed municipal entitlement reserved for the Town of Mangonia Park (\$7,225); and the actual allocation amount exceeding estimate (\$130)

APPENDIX II - COMMUNITY DEVELOPMENT PLANNING AREAS

IDENTIFICATION OF COMMUNITY DEVELOPMENT PLANNING AREAS

“Target Areas” are geographic areas wherein housing support activities, and/or concentrated and mutually supportive capital improvement and housing activities can be undertaken so a comprehensive impact on housing and community development needs can be realized in a relatively short period.

In order to establish Target Areas, HCD established the following criteria:

A CDBG Target Area must:

- 1.) be a contiguous area;
- 2.) comply with HUD's area benefit criterion in that 51% or more of the residents are low/mod income persons, preferably to include Census Blocks groups where 70% or more of the residents are low/mod income persons;
- 3.) have not less than 60% residential land uses;
- 4.) have a concentration of structures in need of rehabilitation or demolition;
- 5.) exhibit a need for capital improvements; and
- 6.) meet the established size criteria as follows:
 - For the Glades Area – be a size not less than .05 sq. mile and not larger than .50 sq. mile;
 - For the Eastern/Central Palm Beach County: be a size not less than .10 of a square mile and not exceeding 1 square mile.

In order to identify Target Areas in the County, HCD undertook “The Study to Identify HCD Planning Areas for the Community Development Block Grant Program (2003-2009).” For the FY 2010-15 Five Year Consolidated Plan, the Target Areas identified in the study were recertified and three new areas were added as well as three existing target areas expanded. The study identified three categories of planning areas that considered both the unincorporated area of the County and the 29 municipalities that had entered into Interlocal Cooperation Agreements with the County at the time of the Study. The three Categories are:

Category I: This category includes those municipalities that have entered into an Interlocal Agreement with the County but do not contain an identified geographic area which meets the minimum requirements (i.e. concentration of low- or moderate-income persons, concentration of substandard housing, and/or a need for capital improvements) to be designated a CDBG Target Area. There are currently nineteen (19) municipalities in the County characterized as Category I.

Category I municipalities are not precluded from applying for CDBG funds, provided they exhibit low- and moderate-income areas. Such municipalities will be invited to apply but will not be eligible to receive an entitlement under the County’s CDBG Local Entitlement Methodology.

Where applicable, funding recommendations will be based on project eligibility, national objective, and the contribution (i.e., proportionate share) of the municipality to the overall grant.

Category II: This category includes those municipalities that have entered into an Interlocal Agreement with the County, and have an identified target area that meets the minimum requirements for determination as a CDBG Target Area (i.e. concentration of low- or moderate-income persons, concentration of substandard housing, and/or a need for capital improvements). There are currently nine (9) municipalities that have an identified Target Area.

Category III: This category includes unincorporated areas of Palm Beach County which have attained the minimum standard established for determination as a CDBG Target Area, (i.e. concentration of low- or moderate-income persons, concentration of substandard housing, and/or a need for capital improvements). Category III Planning Areas are within the County's Jurisdiction and therefore there is no requirement for an Interlocal Cooperation Agreement.

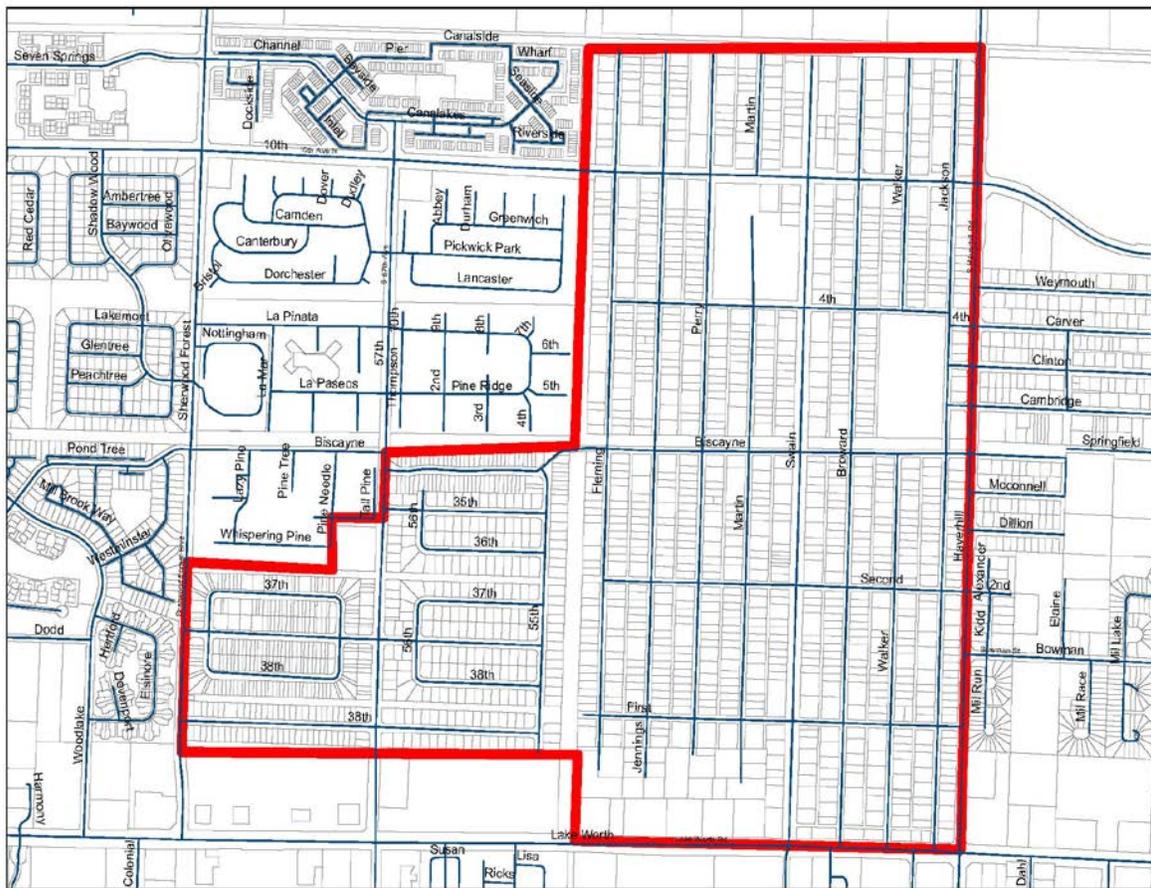
Description of Target Areas

Target Areas in which CDBG activities will be located during FY 2011-12 are described below. The description includes the census tract(s), information concerning income levels, minority concentration, and housing conditions. Housing condition information is based on the windshield survey performed for the preparation of the Six Year Study as well as surveys conducted of the new and expanded Target Areas. Census tracts, income levels, and minority concentration data is based on 2000 Census information.

City of Greenacres Target Area: The target area is located in CT 47.04 and includes all or portions of BG 1, 2 and 3 and in CT 47.05 and includes all or portions of BG 1 and 2. It is roughly bounded on the north by the L-10 Canal; on the east by Haverhill Road; on the south by Lake Worth Road; and on the west by Sherwood Forest Blvd. The area is included in Range 42, Township 44, Section 23, and is approximately 0.63 square mile in size.

The estimated percentage of low/mod income persons in the area is 59.3%. Of the area's population, roughly 8,156 are White (77.3%); 788 are Black (7.5%); and 1,601 are of other races (15.2%). In addition, approximately 3,616 persons are of Hispanic origin (34.3%).

Of 4,296 housing units, 547 (12.7%) are overcrowded. Furthermore, 51.0% are categorized as “sound”; 46.0% exhibit “minor deterioration”; 3.0% exhibit “major deterioration”; and 0.0% are “dilapidated.”



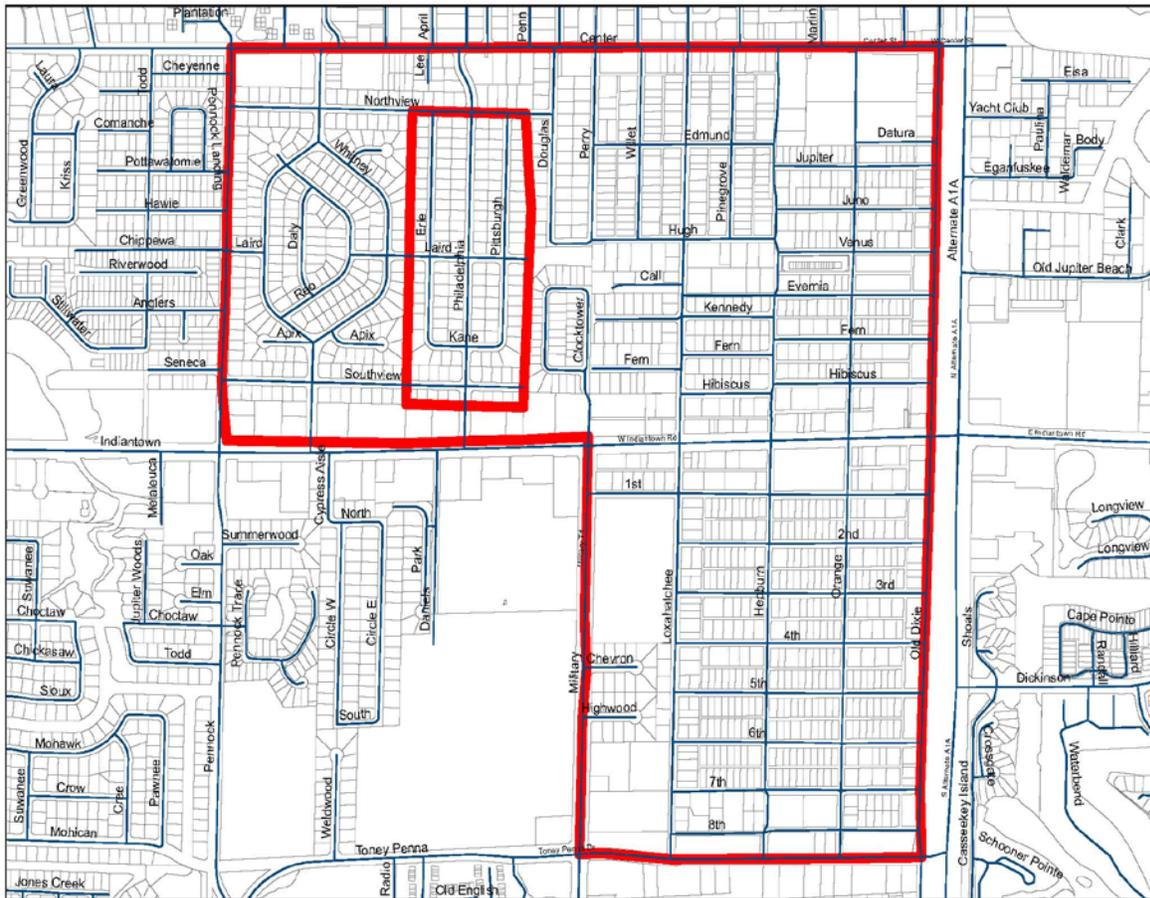
City of Greenacres Target Area

Source: 2000 US Census
Palm Beach County GIS

Town of Jupiter Area: The target area is located in CT 2.02 and includes all or portions of BG 2 and BG 4 and in CT 2.05 and includes all or portions of BG 2. It is bounded on the north by Center Street; on the east by Old Dixie Highway; on the south by Tony Penna Drive; and on the west by N. Pennock Lane. The area is included in Range 42, Township 41, Section 1, and is approximately 0.72 square mile in size.

The estimated percentage of low/mod income persons in the area is 53.8%. Of the area's population, roughly 4,814 are White (88.1%); 106 are Black (1.9%); and 547 are of other races (10.0%). In addition, approximately 1,271 persons are of Hispanic origin (23.2%).

Of 2,119 housing units, 199 (9.4%) are overcrowded. Furthermore, 54.6% are categorized as “sound”; 42.3% exhibit “minor deterioration”; and 3.1% exhibit “major deterioration”.



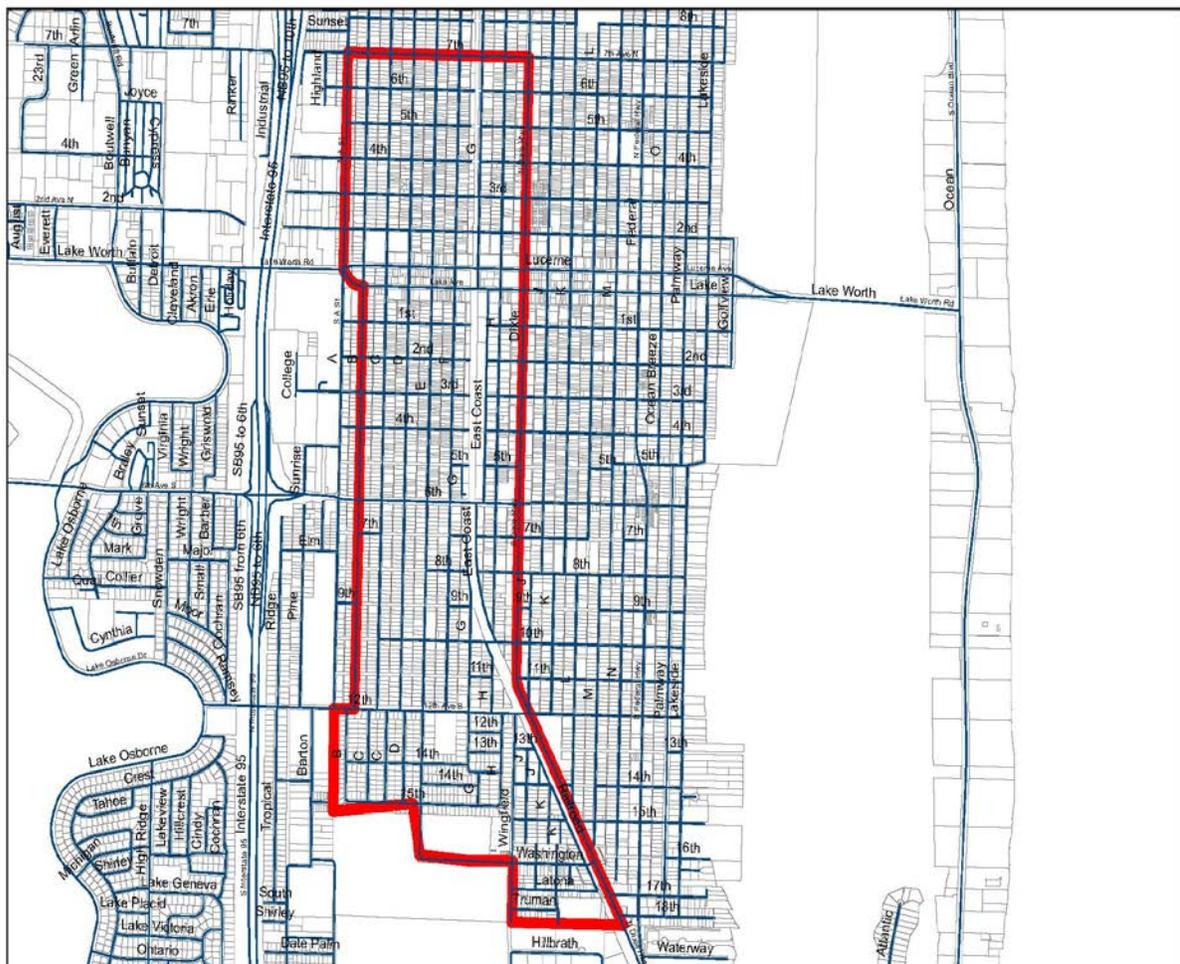
Town of Jupiter Target Area

Source: 2000 US Census
Palm Beach County GIS

City of Lake Worth Target Area: The target area is located in CT 44.02, 51, 52.01, and 52.02, and includes all or part of BG 1,2,3,4, and 5. The area is bounded on the north by 7th Avenue North; on the east by Dixie Highway; and the south by the Town of Lantana municipal limits; and on the west by South “B” Street and North and South “A” Street. The area is included in Range 43, Township 44, Sections 21, 28, 33 and 34, and is approximately 1.0 square mile in size.

The estimated percentage of low/mod income persons in the area is 75.4%. Of the area's population, approximately 7077 are White (46.3 %); 4561 are Black (29.9%); and 3637 are of other races (23.8%). In addition, approximately 5694 persons (37.3%) are of Hispanic origin.

Of 6003 housing structures, 1353 (25.5%) are overcrowded. Further, 39.9% are categorized as “sound”; 48.8% exhibit “minor deterioration”; 9.7% exhibit “major deterioration”; and 1.6% are “dilapidated.”



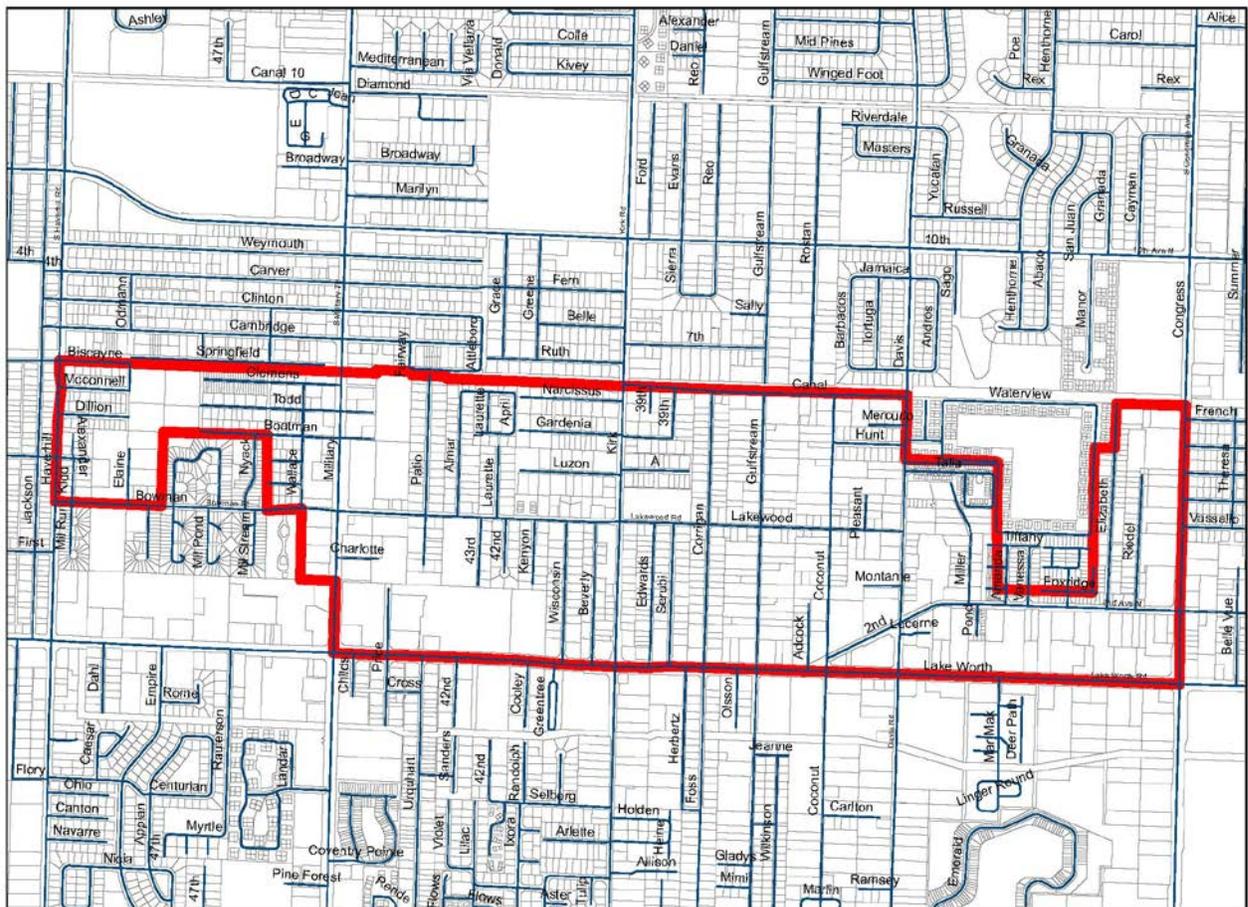
City of Lake Worth Target Area

Source: 2000 US Census
Palm Beach County GIS

Lake Worth Corridor Central Target Area: This Target Area is located in CT 46.02, and includes all or part of BG 1, 2 and 3; and CT 47.04, including all or part of BG 1. The area is bounded on the north by the L-11 Canal and the Village of Palm Springs; on the east by Congress Avenue; on the south by Lake Worth Road; and on the west by Haverhill Road and the City of Greenacres. The area is included in Range 42, Township 44, Sections 24, and Range 43, Township 44, Section 19, and is approximately 0.76 square miles.

The estimated percentage of low/mod income persons in the area is 63.4%. Of the area's population, approximately 4586 are White (70.4%); 561 are Black (8.6%); and 1359 are of other races (20.9%). In addition, approximately 2647 persons (40.6%) are of Hispanic origin.

Of 2379 housing structures, 377 (15.8%) are overcrowded. Furthermore, 38.6% are categorized as “sound”; 51.1% exhibit “minor deterioration”; 9.5% exhibit “major deterioration”; and 0.9% are “dilapidated.”



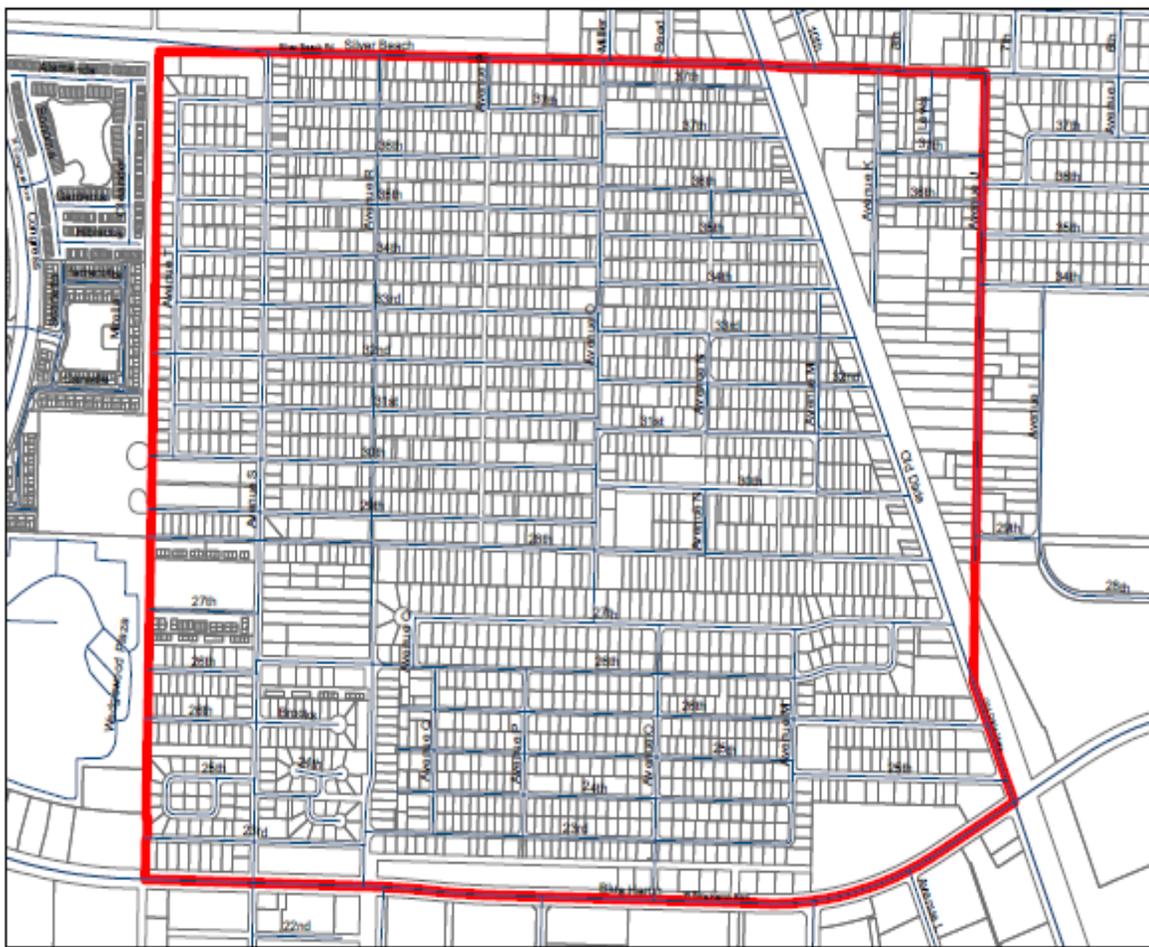
Lake Worth Corridor Central Target Area

Source: 2000 US Census
Palm Beach County GIS

City of Riviera Beach Target Area: The target area is located in portions of CT 12 and 13.02. The area is bounded on the north by Silver Beach Road; on the south by Blue Heron Boulevard; on the east by Avenue "J"; and on the west by Avenue "U." The area is included in Range 43, Township 42, Section 29, and is approximately 0.8 square mile in size.

The estimated percentage of low/mod income persons in the area is 74.5%. Of the area's population, approximately 76 are White (1.3%); 5599 are Black (95.2%); and 113 are of other races (1.9 %). In addition, approximately 96 persons (1.6%) are of Hispanic origin.

Of 2240 housing structures, 473 (23.4%) are overcrowded. Further, 33.4% are categorized as "sound"; 49.0% exhibit "minor deterioration"; 15.6% exhibit "major deterioration"; and 2.0% are dilapidated."



City of Riviera Beach Target Area

Source: 2000 US Census
Palm Beach County GIS

APPENDIX III--POLICIES FOR ACTIVITIES WITH UNSPECIFIED LOCATIONS

The following programs funds activities whose location are unspecified at the time the when the consolidated plan is being prepared:

- CDBG funded Countywide Housing Rehabilitation and Demolition Program;
- The various programs funded under the HOME Program (namely, the Countywide Repayable First Mortgage Loan Financing and/or Second Mortgage Subsidy Program, the Lease with option to buy program, the Individual Development Account Program, and activities undertaken by Community Housing Development Organizations (CHDOs) under the HOME mandated 15% set-aside);
- Activities funded under the CDBG 10% set-aside for Economic Development; and,
- Activities funded under the Section 108 Loan Program

The approved policies and procedures that will govern the implementation of these programs are outlined below for existing programs where implementation remain unchanged or are being revised/developed for programs which are being amended or for new programs.

The Programs

a) HCD Countywide Housing Rehabilitation Program:

This program provides assistance for rehabilitation of substandard owner occupied housing units in order to upgrade the properties to meet applicable codes. This program caters to low- and moderate-income homeowners and provides financial assistance in the form of loans. A property owner, who owns a single-family unit, can receive up to \$35,000 in CDBG funds for repairs and associated costs, and also can receive up to \$10,000 in CDBG funds for the removal of lead-based paint from houses built prior to 1978. The owner of the rehabilitated property is required to reside at the property for the remainder of the current mortgage. Homeowner's income must be certified in order to participate in the program.

The following comprises the main qualifying criteria under these housing programs:

- Applicant must be the owner of record of the property;
- Applicant must reside at the property;
- Property must be substandard and be located in the unincorporated area of Palm Beach County or be located within the city limits of a municipality having an inter-local agreement with Palm Beach County;
- Property must consist of one detached dwelling unit and be entirely used for residential purposes;
- The applicant's property tax obligation must be current at time of approval;
- The applicant's household must be a low/moderate income household pursuant to applicable HUD standards. This determination is based on the household's size and income.

The following provides an overview of the major phases of this program:

The Application and Initial Inspection Process: At this initial stage an applicant submits an application form, provides documentation in support of the application, and signs certain release

forms authorizing HCD to verify the application's content with third parties. During this stage, an initial inspection of the property and the feasibility of undertaking the rehabilitation is assessed. A lead-based paint inspection is also performed for properties built before 1978.

The Verification Process: Information provided by the applicant is verified through outside parties, and additional information (such as title information) is also obtained that is needed in reaching a decision on whether or not to proceed with the project.

The Work Write-Up Preparation Process: This process entails the preparation of detailed construction specifications to address deficiencies identified at the property by HCD's inspector, as well as specifications for lead-based paint abatement when such is determined necessary. The process incorporates the property owner's preferences on execution of the work intended to upgrade the property to applicable housing and building code standards and allows for incorporation of a limited amount of general property improvements.

The Construction Bidding Process: The work write-up specifications prepared by HCD's inspector are let for competitive bidding by contractors on a pre-screened list of bidders. Additionally, bids are let for extermination of termite or other wood destroying organisms where such infestation is found at the property. This process also includes a tabulation of bids received and an evaluation of the lowest responsive bid.

The Underwriting and Approval Process: Given firm construction and extermination costs and requisite information necessary to underwrite a project, a recommendation for funding is made to the County Administrator, or designee (the Director of HCD), when the project meets the requirements of these policies. Alternatively, funding may be approved by the Board of County Commissioners if waivers to these policies are needed. A closing is conducted thereafter at which certain documents are executed.

The Construction Process: Having received the necessary approvals, a project proceeds to the construction phase (including lead-based paint abatement where required) which implements the intent of the program. Work is inspected by HCD and approved for payment by HCD and the property owner. Termite treatment is performed thereafter if needed.

b) HOME First Mortgage Loan Financing and/or Second Mortgage Subsidy Program; Lease with option to buy Program; Homes acquired under the Individual Development Account (IDA) Program.

Policies and procedures will be developed for the First Mortgage Loan Program, the lease with option to own program, and the Individual Development Account Program. These policies and procedures will address issues such as income eligibility of the beneficiaries, interest rate and loan terms, maximum housing price, and condition of units to be acquired, among others. Specifically, persons assisted under the First Mortgage Loan Program should be a first-time homebuyer, that is, must not have owned a home in the past 3 years and be low- or very-low income. Families assisted under the Lease with option to buy Program must purchase the home within 36 month of leasing. Policies and procedures for the CDBG funded Set-aside Program have been amended by the Economic Development Office who directly administers this activity.

The second mortgage subsidy program is an existing program to assist first-time homebuyers. The programs provide financial assistance to very low- and low-income families to purchase their first home (that is the person must not have owned a home in the past 3 years), rehabilitate an existing home or lease with an option to buy. The homes assisted must be the families' principal place of residence. For acquisition of homeownership units, the maximum purchase price is fixed and the amount of the first mortgage dependent on the family's income (i.e. what

the applicant qualifies for based on the ability to repay). Second mortgages will be provided as forgivable loans depending on the grantee meeting 100% of the designated terms. Eligible households with income at or below 50% of the AMI may receive up to \$75,000; households with incomes between 51% and 80% of the AMI may receive up to \$65,000. The homeowner must have the financial ability to secure a first mortgage as well as to repay debt and maintain the housing unit. For properties to be acquired under the lease to own option, any property leased must be purchased within three years.

Eligible Properties and Property Standards

The property must be located in the Palm Beach County CDBG entitlement jurisdiction; mobile homes are excluded; sale price of the property cannot exceed \$280,000 and the purchase price is limited to 95% of the median sales price of a housing unit in the County; property is subject to NEPA and HUD's environmental requirements.

Properties involving acquisition only, new construction, and rehabilitation must meet all applicable local codes, rehabilitation standards, and zoning ordinances at the time of completion/closing. Occupied properties or those which will trigger relocation are not eligible.

Implementation Process

Non-profit housing providers (CHDOs, CDCs etc), municipalities, and eligible private citizens liaise with HCD to implement the programs, as follows:

- Application and Prequalification of homebuyer is done by Non-profits/municipalities (HCD will prequalify those buyers who apply directly to HCD).
- All applicants must participate in a homebuyer counseling session conducted by the non-profit or the municipality.
- Homebuyers prequalified by non-profits/municipalities are referred to HCD for income certification to determine eligibility to receive funding.
- Once a property is selected by the homebuyer, it is submitted to HCD for an environmental review to be conducted.
- For existing homes, the non-profits/municipalities must have a home inspection performed and submit the report to HCD. If the required rehabilitation work is in excess of \$5,000, a minimum of 3 bids are required. HCD will perform this service for clients who it directly process.
- HCD and the non-profit/municipality will conduct a post rehabilitation/construction of the property.

c) CDBG Set-aside for Economic Development

1. *Eligible Applicants:* An applicant must be either a sole proprietorship, an incorporated business, a municipality or a Community Redevelopment Agency, or any legally organized form of business registered with the Florida Department of State to do business in the State of Florida. A County Department may act as an applicant of last resort for a project located in an unincorporated area, that would have otherwise been eligible if located within a municipality.
2. *Eligible Activities:* Funds requested under this program must be utilized for Special Economic Development Activities and/or the job creation/retention as defined in the CDBG Regulations at 24 CFR 570. Specific activities which will be funded are:

acquisition of real property and equipment (excluding vehicles); improvements to structures; infrastructure improvements; and new construction. Any activity which may cause displacement of residents and/or businesses shall provide the following prior to the award of any contract: a) a relocation plan meeting all requirements of 24 CFR Ch. V Section 570.606, as amended. This plan shall be certified by a consultant certified by HUD, or an agency of HUD as meeting all legal requirements; b) a document legally binding the grant awardee to place in the project budget sufficient funds to fully implement the relocation plan; c) an executed indemnification and hold harmless agreement to protect the County against any and all costs incurred for the displacement and relocation of persons or businesses affected by the activity.

3. *Program Requirements:* For activities which are located in an Entitlement Community (West Palm Beach, Boynton Beach, Delray Beach, and Boca Raton) other than Palm Beach County or in a municipality not participating in the Urban County Program, more than 30 percent of the jobs created/retained must be occupied by residents of the unincorporated county or one of the participating municipalities in the Urban County Program. Additionally, when a proposed activity is located in a municipality that is a CDBG Entitlement Community, the municipality must provide a dollar-for-dollar match for the amount of County CDBG dollars requested in the Set-aside application.
4. At least one (1) full-time equivalent (f.t.e.) job must be created or retained for every \$15,000 of CDBG funding applied for. The applicant must be directly responsible for generating the jobs to be produced. If funds from other County sources also require that jobs be created, these jobs must be counted separately. All jobs must be listed with the Workforce Development Board.
5. All projects must be located in or adjacent to the identified Development Regions. Preference will be given to projects which are located in the “core areas” of these Development Regions.
6. At least fifty-one percent (51%) of all jobs created must be filled by persons of low- and moderate- income as from time to time defined by the U.S. Department of HUD. In reviewing applications, this item will be scored to give preference to those with a higher percentage of jobs available to low/mod-income persons.
7. All applicants must supplement requested CDBG funds with cash, equity or real property, subject to review by the OEDP Committee. In reviewing applications, this item will be scored to give preference to those with a higher percentage of supplementary funding.
8. When funding infrastructure, land acquisition or physical plant construction, these activities must begin within 12 months of BCC approval and be completed within the succeeding 24 months after project commencement. The CDBG Regulations require that jobs be created within twelve (12) months from date of completion of the facility or improvement. Also, when counting jobs, the County will include all jobs created/retained from the time the contract is approved by the BCC. The total number of jobs required by the county must be created within one (1) year of the completion of the activity. The jobs should be maintained for a period of at least three years. Acquisition, construction and rehabilitation activities which utilize CDBG funds are subject to monitoring for ten (10) years under HCD policy and will be subject to a “Declaration of Restriction on Use” for the entire monitoring period.

9. Applicants must submit a financial pro forma which allows for an assessment of critical elements outlined by HUD under 24 CFR 570.209(a). These elements will be outlined in the application package.
10. The minimum funding award shall be \$50,000 but preference will be given to requests of at least \$100,000.
11. Funding preference will be given to first-time applicants.
12. Successful applications must meet all other applicable requirements of the CDBG program to include but not limited to meeting a National Objective, Environmental Reviews, Davis-Bacon Wage Determination, Section 3, and Procurement.

d) Section 108 Loan Program (Community Development Business Loan Program)

On September 26, 2002, Palm Beach County received a commitment from HUD for loan guarantee assistance under the Section 108 Loan Program for \$15,000,000 to undertake the PBC Community Development Business Loan Program, which offers loan financing to economic development activities. This commitment was renewed in January 2009, for \$13,340,000. The Section 108 Loan Program provides subordinated financing to borrowers committed to establishing or expanding business interests in Palm Beach County. The loan is for closing a financial gap of the project. The program will contribute with up to 40% of the project total cost or up to \$1,000,000, whichever is lower. Through this Program, the County can attract appropriate businesses and industries, assist existing businesses/industries to expand, assist distressed areas and local communities in their economic revitalization efforts and assist in creating additional job opportunities. The Palm Beach County Economic Development Office (EDO) is the sole County Department responsible for implementation of this program.

The program criteria first approved by the Board of County Commissioners (BCC) on March 12, 2002, were later revised by EDO. The revised criteria were approved by the BCC on May 15, 2007.

The major goals and focus of the Community Development Business Loan Program are to:

1. Attract appropriate businesses and industries to Palm Beach County;
2. Assist existing businesses and industries to expand and create additional job opportunities;
3. Assist in priority county- and state-designated distressed areas and local communities in their economic revitalization efforts;
4. Create opportunities for small-, women-, and minority-owned businesses; and
5. Help develop a local qualified workforce with the skills to excel in the twenty-first century.

The approved program criteria are summarized below:

Eligible Activities

These include the following: land acquisition; real property acquisition; utility and road

infrastructure improvements; new construction of commercial and industrial buildings; rehabilitation of commercial and industrial buildings; purchase and installation of equipment and fixtures; refinancing of existing debt (as part of a new project creating new job opportunities); financing of working capital accounts; and any other CDBG-eligible activity approved by the Board of County Commissioners.

Eligible Applicants

These include the following: sole proprietorships; incorporated businesses; municipalities; Community Redevelopment Agencies; Downtown Development Authorities; other Community-Based Economic Development Organizations; and any other legally-organized businesses registered with the Florida Department of State. (Local Entitlement Communities must provide a 100% match for loan funding sought to develop projects within their municipal boundaries).

When proposals for funding are received and reviewed by Palm Beach County, preference shall be given to those “for-profit” and “not-for-profit” applicants who have sustained current business ventures for a minimum of three (3) years; wherein those business ventures are profitable and have adequate cash flow and debt service coverage.

Not-for-profit applicants must demonstrate the capacity to develop and operate sustained business ventures. The applicant agencies must also employ appropriate staff and have their economic development missions clearly defined in their Articles of Incorporation. The projects proposed by not-for-profit agencies must coincide with those activities of which the agencies have experience and a history of completed endeavors. These projects must also be developed within the geographical boundaries detailed within the agency’s By-Laws and Articles of Incorporation.

Types of Assistance Available

The primary type of financial assistance to be made under this program will be loans. The loan terms will be negotiable, depending on the loan amount and the overall risk associated with the proposed project.

Interest Rates

The interest rates may be fixed or variable and will be based on the rate charged to Palm Beach County by HUD. The interest rate to the borrower will be determined, in part, by the location of the proposed project. Projects to be located within a county or state designated distress area, the interest rate charged shall be 100 basis points above the rate charged to Palm Beach County by HUD. Projects not to be located in a county or state designated distress area shall be charged an interest rate of 200 basis points above the rate charged to the county by HUD.

Loan Fees and Costs

An application fee of 100 basis points (1.0%) shall be charged on the face amount of any Section 108 loan applied for, and 75 basis points (.75%) shall be charged as a loan closing fee. The applicant is responsible for all lender/bank fees, appraisal fees, environmental fees, and legal fees among others.

Loan Terms

Applicants may apply for loans at a minimum of \$250,000 or up to a maximum of \$1,000,000. The actual loan amount shall be determined by the benefits received by the public (e.g., number of jobs created or residents assisted). All loans will have loan terms based on the borrower’s ability to re-pay, the purpose of the loan, and the useful life of the assets financed. However,

maximum loan maturities have been established: twenty (20) years for real estate; and seven (7) years for working capital, except where a longer maturity (up to ten (10) years) may be needed to ensure repayment.

The maximum loan terms used to finance equipment and fixtures will be limited to the economic life of those assets (not to exceed fifteen (15) years). The 20 year maximum will apply to the acquisition of land and buildings or the refinancing of debt incurred in their acquisition. Where business premises are to be constructed or significantly renovated, the 20 year maximum loan term shall not be in addition to the time needed to complete the construction or renovation.

Loan to Value Target

At no time shall loan financing exceed eighty percent (80%) of the value pledged as part of a proposed economic development activity. Also, at no time shall a loan provided through this program, exceed forty percent (40%) of the total project costs associated with a proposed economic development project (unless specifically approved by the Board of County Commissioners as a waiver to this requirement).

Cash Flow Ratios

When analyzing the financial pro forma of a Community Development Business Loan applicant, it is imperative that the debt service coverage ratio equals no less than 1.20 to 1, meaning that there be at least \$1.20 of net operating income available for every \$1.00 of debt service. Debt service coverage is defined as net operating income divided by principal and interest payments for all existing debts. Net operating income is defined as gross income minus operating expenses.

Required Owner Equity

In order to qualify as an eligible applicant under Palm Beach County's Community Development Business Loan Program, the applicant must commit in personal funds (or real property), a minimum of ten percent (10%) of total project costs. Please note that if real property is being committed as the owner's equity within a project, only up to 50% of the appraised value of real property will be considered. The appraised value must be approved by Palm Beach County and/or its Property and Real Estate Management Department. All "personal funds" must be contributed to the project up-front and may not be borrowed funds causing a lien to be attached to any project collateral or earnings.

The loans or loan guarantees provided through this program will always be made contingent upon all other necessary financing being legally committed to the proposed project.

Applicant Capability

Each applicant seeking a loan under the program must provide information detailing all relevant business experience and experience in HUD related/funded projects. Applicants must also provide information relative to credit history, as well as information on information on each member of the development team.

Project Feasibility

Each applicant seeking a loan under this program must submit proof of the project's overall feasibility. Feasibility can be shown by way of a business plan, market or feasibility study, and a commercial appraisal.

Financial pro formas must also be provided by the borrower which adequately describes all operating income and expenses.

Maximum Available Assistance

Where low- to moderate-income job creation is the focus of the proposed economic development project receiving financing through this loan program, each applicant is eligible for \$15,000 per full time equivalent position created. The maximum amount of assistance that can be provided through the Community Development Business loan Program cannot exceed \$35,000 per job created. If a business is seeking consideration in receiving more than \$15,000 per job created, the Board of County Commissioners has at its discretion the ability to approve such request, however the project would have to meet the following:

- a) The project is of critical importance to Palm Beach county's local economy; or
- b) The salaries to be paid to the low- to moderate-income workers are significantly above the national average and/or the County's average salary.

Public Benefit Requirements

HUD Regulations at 24 CFR 570.209(b) require Palm Beach County to be responsible for assuring that at least a minimum level of public benefit is obtained from the expenditure of CDBG funding through the Community Development Business Loan Program. The standard set forth below, identifies the types of public benefits that must be recognized before the approval of any loan under HUD's Section 108 Loan Guarantee Program. Palm Beach County's Community Development Business loan Program is a revolving loan fund that will only provide financial assistance to borrowers who are seeking to create jobs, of which 51% must be provided to low-to-moderate income individuals. Therefore, requests for loan assistance will be reviewed and scored according to the amount of funds requested per full time equivalent job created.

Job Creation

The FTE jobs created for low-to-moderate income persons must be filled by Palm Beach County residents. The proposed salaries for all of the jobs created, must either equal the national, industry average salary for those positions or the average salary for Palm Beach County.

For a job to be classified as "created" it must be a permanent position created directly by the applicant.

Monitoring Policy and Procedures for Tracking of Public Benefits

It shall be the responsibility of the Economic Development Office to monitor and verify the public benefits that are to be derived from the provision of loan proceeds through Palm Beach County's Community Development Business Loan Program. Borrowers shall be required to enter into a "First Source Agreement" with the local Workforce Development Board for the hiring of employees working at the completed project. Palm Beach County shall also require that the recipients of loan and loan guarantee proceeds submit at least semi-annual reports to EDO which detail how the beneficiaries are employed and paid or are served. EDO shall also make at least annual monitoring visits to the project sites to review records and interview beneficiaries. Each borrower who receives loan or loan guarantee proceeds through this program must submit an independently-audited financial statement to the County on an annual basis.

Countywide Requirements

- **Countywide Environmental Monitoring Strategy for Activities with Unspecified Sites:**

As a recipient of U.S. Department of Housing and Urban Development (HUD) grants, Palm Beach County is authorized to assume the responsibilities for environmental review, decision-making, and actions that would otherwise apply to HUD under NEPA and other provisions of laws that further the purposes of NEPA, as specified in 24 CFR 58.5.

HUD developed guidelines concerning an environmental monitoring strategy for activities with unspecified sites during 1989. Such guidelines were later incorporated into the regulations as Tiering under Section 58.15. Following HUD's guidelines, Palm Beach County has developed the Countywide Environmental Monitoring Strategy for Activities With Unspecified Sites. This Strategy covers activities with unspecified sites that could be funded under the Community Development Block Grant Program, HOME Investment Partnerships Program, Emergency Shelter Grants Program or any other program as listed in 24 CFR 58.1(b). The strategy is summarized hereunder.

The following projects under the CDBG Program have been so far identified for the period 2005-2010: Belle Glade Area, Greenacres Area, Jupiter Area, Lake Worth Area, Pahokee Area, Riviera Beach Area, South Bay Area, West Jupiter Improvement Area and Westgate Improvement Area. The estimated range of activities to be undertaken for each of these projects includes infrastructure installation or improvements, construction or improvements of public facilities (buildings) and parks, removal of architectural barriers, and acquisition of real property.

Other projects which have been identified are Countywide Housing Related Activities, Countywide Demolition, and Countywide Infrastructure Improvements. Activities under these projects were aggregated functionally, since the activities will take place in several locations within the Palm Beach County CDBG program jurisdiction

Strategy

The Florida State Clearinghouse primary function is to serve as the state's single review point for federal assistance applications. This means that by submitting the annual Action Plan (AP) (AP) and AP amendments to the Clearinghouse, all identified activities are reviewed by the appropriate state and regional agencies. The Clearinghouse reviews selected federal assistance applications for compatibility with Presidential Executive Order 12372 and Governor's Executive Order 95-359. It also reviews projects under the National Environmental Policy Act (NEPA), the federal Coastal Management Act, and the National Historic Preservation Act. At the end of the Clearinghouse review a clearance letter is issued. The Florida Coastal Management Program (FCMP) state agencies provide comments and recommendations to the Clearinghouse, and the Department of Environmental makes the state's final consistency determination. The 11 regional planning councils (RPCs) and participating local governments may also provide the Clearinghouse with comments relating to consistency with local plans.

Procedures

The environmental reviews and assessments may be tiered in order to eliminate repetitive discussion of the same issues at subsequent levels of review. The County's Strategy will consist of combining the concept of tiering and project aggregation to ensure that activities are reviewed

in the aggregate and that those activities for which a specific site has not been identified, will undergo a proper environmental review at the time of site identification. All activities will be aggregated geographically, functionally or a combination of both into projects, per 24 CFR 58.32(b). In addition, the concept of multi-year project aggregation (24 CFR 58.32) will be utilized. Activities will be aggregated so that PBC HCD can analyze, for each individual project environmental review, the separate and combined impacts of activities that are similar, connected and closely related, or that are dependent upon other activities and actions. The method by which the Strategy will be implemented is described below.

Projects

Step 1: All activities will be aggregated, either geographically or functionally, into projects. For multi-year projects, all potential activities need to be identified. The estimated range of the aggregated activities and the estimated cost of the total project, regardless of source of funds, must be listed and described.

Step 2: Determine if the multi-year project aggregation is applicable.

Step 3: Determine the level of review required for the aggregated project (For example, is Format II or Statutory Checklist required).

Step 4: Prepare a broader environmental review, using HUD's guidelines and forms for each aggregated project.

Step 5: Prepare a FONSI, where applicable, and RROF for the broader review.

Step 6: For multi-year projects, implement 24 CFR 58.47 (Reevaluation of Environmental Assessments and Other Environmental Findings). This is required when:

- The County proposes substantial changes in the nature, magnitude or extent of the project, including adding new activities;
- There are new circumstances and environmental conditions which may affect the project; or
- The recipient proposes the selection of an alternative not in the original finding.

Activities

Step 1: Determine the level of review required for each activity.

Step 2: Use the appropriate HUD form for Exempt and Categorically excluded activities.

Step 3: Conduct full assessment for activities neither Categorically Excluded nor Exempt.

Countywide Environmental Monitoring Strategy Checklist for Activities with Unspecified Sites

This checklist was developed to ensure compliance with 24 CFR Part 58. If preparation of the ER Monitoring Checklist determines the original environmental findings are no longer valid, then a separate EA must be performed for that particular activity.

The Monitoring Strategy Checklist will be prepared as activities and sites are identified. Preparation of the ER Monitoring Strategy Checklist is required under the following circumstances:

- Activities that are neither Categorically Excluded nor Exempt that are part of an aggregated project. Sections I and II of the Checklist must be completed.
- Categorically Excluded Activities Subject to 58.5. If the activity is part of an aggregated project, Part I of the Checklist must be prepared.

Preparation of the ER Monitoring Strategy Checklist is optional under the following circumstances:

- Categorically Excluded Activities Not Subject to 58.5, should the reviewer determined that a more in depth review is preferable.

- New activities which are not part of an aggregated project.

Section I of the ER Strategy Checklist

Historic Properties: For activities involving rehabilitation and demolition, location maps and photographs of the structure in question will be sent to the State Historic Preservation Office (SHPO). This will apply only to structures that are more than 50 years old. If the activity involves disturbing the soil of a vacant parcel of land, a description of the activity with a location map will be sent to the SHPO. Any activity determined to have an effect will be submitted to the National Advisory Council on Historic Preservation (NACHP) for their review.

Flood plain Management: HCD will review the appropriate Flood Insurance Rate Maps issued by the Federal Emergency Management Agency to determine flood zone designation for each activity.

The following table summarizes the applicability of undertaking of the 8 Step Process under EO 11988.

Type of Proposed Action	Type of Proposed Location			
	Floodways (portion of the floodplain which carries the flow)	Coastal High Hazard Area (area subject to high velocity waters such as hurricane storm surge)	100-yr Floodplain outside high hazard area	Area Between 100 & 500-year Floodplain
Critical Actions (activities for which even a slight chance of flooding would be too great). Activities that create, maintain or extend the useful life of structures such as nursing home, hospitals, etc.	Critical Actions Not Allowed	Critical Actions Not Allowed	Allowed if the 8 step process is undertaken.	Allowed if the 8 step process is undertaken
Non-critical Actions Not Excluded in 55.12 (such as minor improvements to 1-4 family properties, exempt activities)	Allowed if the proposed action is a functionally dependent use and the 8 step process is undertaken	Allowed only if the proposed action is designed for location in the CHZA or is a functionally dependent use; and the 8 step process is undertaken	Allowed if the 8 step process is undertaken.	Any non-critical action is allowed without processing under Part 55.

All activities involving acquisition, construction or improvements of properties, including minor improvements to 1- to 4-family properties located in Flood Zones A, or V, will require Flood

insurance as a condition to funding.

Wetlands Protection: The appropriate National Wetlands Inventory Maps will be reviewed to determine if the activities are located in a wetland area or close to any wetland area. HCD will follow the eight-step process to determine if there is an alternative to funding the activity in the wetland

Coastal Zone Management: Once all the projects and activities are submitted to the Clearinghouse via submission of the ACP, automatically such projects and activities are reviewed for federal consistency under the Coastal Zone Management Act.

Water Quality - Aquifers: HCD will request from EPA a determination on whether the following types of activities may contaminate the aquifer: all activities for which an EIS or EA/FONSI will be prepared; all activities requiring on-site sewage treatment; all activities involving storage or handling of hazardous or toxic materials; any new construction that has the potential to contaminate the aquifer; and all activities for which the impacts to the Aquifer is uncertain.

Endangered Species: Any activity which might jeopardize continued assistance of endangered or threatened species or result in destruction or modification or critical habitat will trigger the Endangered Species Act. HCD will submit a description of the activity with a map to PBC ERM and/or the US Fish and Wildlife Service, for their review.

Wild and Scenic Rivers: If the activity affects the Loxahatchee River, HCD will comply with requirements as set forth by the National Center for Recreation and Conservation of the National Parks Service's website.

Air Quality: All activities will be reviewed to determine if they will trigger the Clean Air Act. For activities involving renovation of residential properties of more than four (4) units, an asbestos survey will be required. For activities involving demolition, an asbestos survey will be required. Additionally, it will be determine if the proposed activity is in a location which is in violation of ambient air quality standard.

Farmlands Protection: For any activity which encourages the conversion of prime, unique, State/locally important farmlands, HCD will comply with the Farmland Protection Policy Act of 1981 by contacting the U.S. Department of Agriculture and complying with their guidelines, as well as State and County guidelines.

Manmade Hazards

Noise: A noise assessment will be prepared for all noise- sensitive new activities located within 3,000 feet of a railroad, 1,000 ft. of a "traffic street" (10,000 ADT) and airport. For all other activities, HUD charts will be utilized to determine the noise levels. Assistance for the construction of new noise-sensitive uses will be discouraged for projects with Normally Unacceptable noise exposures. For housing rehabilitation activities, depending on the extent and nature of the proposed rehabilitation, HCD will determine if preparation of a Noise Assessment is required, and if mitigation measures can be incorporated. For modernization projects located in Unacceptable noise zones, HCD will strongly encourage conversion of noise-exposed sites to land uses compatible with the high noise levels. For substantial rehabilitation projects in the Normally Unacceptable and Unacceptable noise zones, HCD will actively seek to incorporate noise attenuation features.

Airport Runway Clear Zones, Clear Zones, and Accident Potential Zones

If the proposed activity located in the listed zones is one which will not be frequently used or occupied by people, HCD will contact the airport operator to determine the existence of any plans to purchase the land involved with the activity. For activities located in the listed zones involving only the sale, purchase, or rental of an existing property without significantly prolonging the physical or economic life of the property, HCD will notify, the buyer/renter, in writing of the activity location, its implications, and the possibility of the airport operator of

acquiring such property at a later date.

Thermal/Explosive: Activities are examined, on a case-by-case basis, to determine their location in relation to explosive and flammable hazards. With the exception of activities involving rehabilitation/modernization which do not increase the number of individuals subjected to potential hazards, HCD will calculate the acceptable separation distance and will comply with HUD existing standards which are intended to minimize the possible loss of life and property damage and loss from such hazards.

Toxic Sites: HCD must ensure that all properties that are being proposed for use in HCD's HUD funded programs be free of hazardous materials, contamination, toxic chemicals and gases, and radioactive substances, where a hazard could affect the health and safety of occupants or conflict with the intended utilization of the property.

The environmental review of multifamily housing with five or more dwelling units (including leasing), or non residential property, must include the evaluation of previous uses of the site or other evidence of contamination on or near the site, to ensure that the occupants of proposed sites are not adversely affected by any of the hazards listed above. Depending on the nature of the project, HCD will determine if any of the following Federal and State government record systems list the property or any property within the circumference of the area noted below:

- i) National Priorities List within 1.0 mile
- ii) Cerclis List within 0.5 mile
- iii) RCRA TSD Facilities within 0.5 mile
- iv) Petroleum Cleanup Sites within 0.5 mile
- v) Registered Storage Tanks within 0.5 mile
- vi) Registered Facilities with multiple sites within 0.5 mile
- vii) Solid Waste Sites within 0.5 mile

Where necessary, HCD will coordinate with the applicable County Department for the preparation of a Phase I Site Assessment.

Environmental Justice: HCD will ensure that activities selected do not have a disproportionate high and adverse affect in areas with concentration of minorities and low-income persons.

Flood Insurance: If the activity involves acquisition, construction or substantial improvements, including minor improvements to 1- to 4-family properties, and the activity is in Flood Zones A, or V, flood insurance is mandatory and proof of insurance will be placed in the project file.

Coastal Barriers: For activities located in the coastal barrier, HCD will comply with the Coastal Barrier Resources Act, as amended.

Water Quality: HCD will examine the activity to determine the effect of the activity upon groundwater supplies and surface water. Any activity involving disposal or placement of dredged or fill material in navigable waters will trigger the Clean Water Act of 1977.

Solid Waste Disposal: The Resource Conservation and Recovery Act (RCRA)of 1976, as amended, established three primary goals: 1) protection of human health and the environment; 2) reduction of waste and conservation of energy and natural resources; and 3) reduction or elimination of the generation of hazardous waste as expeditiously as possible. The Waste Management Section of the Florida Department of Environmental Protection is responsible for implementing Florida's Solid Waste. Proposed activities will be required to be in compliance with the countywide solid waste program.

Fish and Wildlife: HCD will consult with the appropriate local, state agency, and/or the Fish and Wildlife Service of the Department of Interior, if the proposed activity has the potential to: a) disrupt, alter or remove existing wildlife habitats; b) create special hazards for animal life; c) threaten animal species listed by either state or Federal agencies as rare or endangered; d) damage fish habitats or spawning grounds; e) create conditions favorable to the proliferation of pest species; and f) require excessive grading that will alter the groundwater levels and thus

cause the slow death of tree and ground cover, which in turn destroys animal habitats.

Wellfield Protection Ordinance: HCD will consult with the Palm Beach County Department of Environmental Resources Management to determine the location of the proposed activity in relation to the "zones of influence" as identified in the Wellfield Protection Ordinance.

SECTION II OF THE ER STRATEGY CHECKLIST

Conformance with Comprehensive Plans and Zoning; Compatibility and Urban Impact: Through the use of aerial photographs, site visits, etc., HCD will determine the current use of the site. Also, HCD will determine the zoning designation and future land use of the site. Activities to be funded must be in compliance with the County or municipal Comprehensive Plans and Zoning Codes.

Slope, Erosion, and Soil Suitability: Due to the elevation, orientation, and topography of Palm Beach County, HCD has determined that none of the activities will take place in areas with steep slopes. Therefore best management practices will be incorporated any activity with potential for causing erosion.

Hazards and Nuisances, Including Site Safety: HCD will determine if the proposed activity is subject to site hazards. HCD will also determine if the activity is subject to: traffic circulation conflicts or other road-related unsafe patterns, natural hazards, and nuisances from odors, vibrations, unsightly areas and air pollution.

Energy Consumption: If applicable, activities will incorporate energy-saving measures. In addition, HCD will determine if the community energy supplies are adequate to accommodate the energy consumption of the activity, and if the location of the activity maximizes opportunities for energy efficiency.

Noise: Effects of Ambient Noise on Activity and Contribution to Community Noise Levels: HCD will determine if the activity will be exposed to noise levels which exceed HUD's standards and guidelines. Additionally, HCD will determine if the activity will contribute either temporarily or permanently to the community noise levels. If contribution is established, either mitigation measures or best management practices will be required to undertake the activity.

Air Quality: Effects of Ambient Air Quality on Activity and Contribution to Community Pollution Levels: Depending on the nature of the activity, HCD will determine if the surrounding air quality will negatively impact the proposed activity, and if it will exacerbate air quality problems in the area. For activities involving renovation of residential properties of more than four (4) units, and demolition, an asbestos survey will be required.

Visual Quality: Coherence, Diversity, Compatible Use and Scale: Where applicable, HCD will ensure that the proposed activity will not adversely affect the aesthetic image of the surrounding area.

Historic, Cultural, and Archaeological Resources: For activities involving rehabilitation and demolition of structures 50 years or older, location maps and photographs of the structure in question will be sent to the SHPO in order to determine their historical importance. Any activity determined to have an effect will be submitted to the NACHP for their review. If the activity involves disturbing the soil, a description of the activity with a location map will be sent to the SHPO to determine if the site has potential to contain archeological remains.

Demographic/ Community Character Changes: HCD will ensure that the proposed activity will not adversely impact or substantially change the income, racial, ethnic, or age distribution of the neighborhood or community, or the institutions serving those population groups and will attempt to promote a sense of community between residents of the area. HCD will also ensure that the proposed activity will not result in the isolation of a particular neighborhood or population group.

Displacement: HCD has adopted a Plan to Minimize Displacement. HCD will comply with the

Uniform Relocation Act.

Employment and Income Patterns: HCD will determine if the proposed activity significantly increases or decreases employment opportunities. HCD will seek to expand economic opportunities for low- and moderate-income persons.

Educational Facilities, Commercial Facilities, Health Care and Social Services: For activities involving new housing construction, rehabilitation of vacant residential multi-family structures or any activity which may have an impact on the listed services, HCD will examine the adequacy and accessibility of educational facilities, commercial facilities, health care services, and social services to the residents of the area.

Solid Waste, Wastewater, Storm Water, and Water Supply: For activities involving new housing construction, rehabilitation of vacant residential multi-family structures or any activity which may have an impact on the listed services, HCD will examine the adequacy in terms of capacity and costs, and accessibility in terms of proximity and availability of solid waste, waste water, storm water, and water supply services.

Public Safety: Police, Fire, and Emergency Medical: For activities involving new housing construction, rehabilitation of vacant residential multi-family structures or any activity which may have an impact on the listed services, HCD will examine the adequacy in terms of availability and response time, and accessibility of police, fire and emergency medical services.

Open Space, Recreation, and Cultural Facilities: For activities involving new housing construction, rehabilitation of vacant residential multi-family structures or any activity which may have an impact on the listed services, HCD will examine the adequacy in terms of capacity and costs, and accessibility in terms of proximity and availability of open space, recreation and cultural facilities.

Transportation: For activities involving new housing construction, rehabilitation of vacant residential multi-family structures or any activity which may have an impact on the listed services, HCD will examine the adequacy, timeliness, availability, accessibility and safety of transportation facilities and services.

Water Resources and Surface Water: For activities involving new housing construction, rehabilitation of vacant residential multi-family structures or any activity which may have an impact on the surrounding environment, HCD will examine the activity to determine the effect of the activity upon groundwater supplies and surface water.

Floodplains: For activities involving new housing construction, rehabilitation of vacant residential multi-family structures or any activity which may have an impact on the surrounding environment, HCD will examine the activity to determine the effect of the activity upon floodplains and the location of the activity with respect to floodplains.

Wetlands and Coastal Zone: For activities involving new housing construction, rehabilitation of vacant residential multi-family structures or any activity which may have an impact on the surrounding environment, HCD will examine the activity to determine if the activity has the potential to affect or be affected by wetlands and coastal zones. HCD will request a consistency determination from the Florida Coastal Zone Management Program.

Unique Natural Features, Agricultural Lands, Vegetation and Wildlife: For activities involving new housing construction, rehabilitation of vacant residential multi-family structures or any activity which may have an impact on the surrounding environment, HCD will examine the activity to determine: a) if the activity has the potential to adversely impact unique natural features on or near the site; b) be located on or directly adjacent to land that is categorized as prime, unique or of State or local importance; and c) if the activity will disrupt or alter existing habitats.

APPENDIX IV – SUMMARY OF ANALYSIS OF IMPEDIMENTS TO FAIR HOUSING

Palm Beach County Fiscal Years 2010-2015

Executive Summary

JURISDICTIONAL BACKGROUND DATA

Demographic Data

The following was extracted from the American Community Survey (ACS) from 2006-2008.

- The population of Palm Beach County was estimated at 1,262,353.
- Persons age 65 and over comprised 21.8% of Palm Beach County population.
- 49% of new residents in the County come from the Northeastern United States; 21.6% of County residents were born outside the U.S.
- The White population in the County increased from 70.5% in 2000 to 74.5% of the total population in 2008, the Black population increased from 13.4% in 2000 to 15.7% in 2008 of the total population; and the Hispanic population increased from 12.4% in 2000 to 17.3% in 2008 (this percentage includes other Hispanic races which may be counted in previous categories) of the total population.

The following was extracted from the Florida Housing Data Clearinghouse, Shimberg Center for Affordable Housing, University of Florida, 2004.

- Persons with disabilities accounted for 24.2% of the total population in the County. Elderly persons (62 and older) make up the largest group of individuals with disabilities totaling 102,140 (70.9%), followed by 105,180 persons age 25-61 and 18,110 (20.0%) persons age 15-24 (16.1%)
- 163,380 households in the County include a person age 15 or older with a disability or 34.4% of total households (474,295). Elderly-headed households (age 62 and older) make up 78,930 or 48.3% and 84,450 or 51.7% are headed by individuals age 15-61.
- Areas with the highest concentrations of minority households are the Glades, Riviera Beach, West Palm Beach, Boynton Beach and Delray Beach.

Income Data

- The median household income in Palm Beach County, as reported by the U.S. Census Bureau, increased from \$46,015 in 2003 to \$67,600 in 2009, representing an increase of \$21,585 (46.9%).
- Areas with the highest concentrations of low income households are the Glades, Riviera Beach, West Palm Beach, Boynton Beach and Delray Beach. These low income areas tend to encapsulate the areas of ethnic minority concentrations.

Employment Data

- Between 2000 and 2008, the total number of persons in the labor force increased from 510,379 to 612,269 workers (ACS). Unemployment rose from 4.8% in 2000 to 12.1% in March 2010, representing a 7.3 percentage point increase ([U.S. Bureau of Labor Statistics](#)).

Housing Profile

- A high demand for housing fueled by easy access to credit has driven the total number of housing units from 587,491 in 2003 to 636,938 in 2008 (ACS).
- The median sale price of a used home in Palm Beach County was \$247,900 in December, 2009, representing a decrease of 33.3% since March, 2005 (Florida Realtors). This decrease in price was a reflection of a housing crisis which has affected the nation over the past two years, but especially Florida and Palm Beach County in particular.
- Of the total of 354,776 households, 274,229 (77.3%) are owners, and 80,547 (22.7%) are renters. White households comprise the overwhelming majority of all households at 87.0%, with Black households the second-largest group at 8.1%.
- The homeownership rate for households including persons with disabilities (PWD) age 15 or older is 131,616 (37.8% of the 348,609 total owned households) and the rental rate is 31,263 (25.1% of 124,490 rental units).
- In 2009, foreclosure filings reached a five year high of 30,870 according to RealtyTrac. This represents a significant increase of 1012.5% from 2005 with 3,049 foreclosure filings recorded by the County Clerk's office. Palm Beach County has the third highest number of foreclosures in the state of Florida.

EVALUATION OF JURISDICTION'S CURRENT FAIR HOUSING LEGAL STATUS

Fair Housing Legislation and Agencies

- The Office of Equal Opportunity and Legal Aid Society of Palm Beach County are the two primary agencies responsible for investigating and resolving complaints of discrimination in housing, public accommodations and employment in the County on the basis of race, sex, color, religion, national origin, disability, sexual orientation, familial status, marital status, age or and gender identity or expression, in accordance with Palm Beach County Ordinance.

Fair Housing Center of the Greater Palm Beaches, Inc.

- Fair Housing Center is a member of the National Fair Housing Alliance and carries out testing, enforcement, education, predatory lending prevention, outreach and counseling programs to ensure equal and affordable housing opportunities for all people. The Fair Housing Center serves as a Fair Housing Initiatives Program (FHIP).

Summary of Fair Housing Complaints

- The most common issues reported by the Office of Equal Opportunity and the Legal Aid Society during the period FY 2004-2005 to FY 2008-2009, were reports of housing discrimination based upon disability at 42.9% and 35.8% respectively. Race /Color ranked second with both agencies at 22.1% and 20.8%, respectively. The next most common complaint categories were Familial Status, followed by National Origin, for both agencies.

IDENTIFICATION OF IMPEDIMENTS TO FAIR HOUSING CHOICE

Zoning and Site Selection

- Palm Beach County does not designate specific areas for locating affordable or workforce housing. The Workforce Housing Program and the Affordable Housing Program contains a sector analysis process where the existing concentration of very low and low income households is evaluated in order to determine the amount of density bonus. This is done to be consistent with a State Statute requirement (Ch.163.3177(f)1.g, F.S.) to “avoid the concentration of affordable housing units only in specific areas of the jurisdiction.”

PHA and Other Assisted/Insured Housing Provider Tenant Selection Procedures; Housing Choices for Certificate and Voucher Holders

- The Palm Beach County Housing Authority Section 8 Housing Choice Voucher (HCV) program waiting list has not been opened since 2002 and is not currently accepting Section 8 applications at this time. Funds totaling \$18,418,671 has been allocated by HUD toward 9,001 housing vouchers for FY 2010-2011.
- As of 2010, the Palm Beach County Housing Authority owns 495 Public Housing units from Lantana to South Bay in a series of complexes.

Sale of Subsidized Housing and Possible Displacement

- Palm Beach County Department of Housing and Community Development and the Community Land Trust of Palm Beach County of Palm Beach County provides homebuyer subsidy to eligible low and moderate income homebuyers through various programs. The subsidy serves to lower the cost of the homes to these households by offering forgivable second mortgages, discounted first mortgages, and price discounts on properties as well as reducing housing costs.

Property Tax Policies

- The property tax in Florida is constitutionally a local tax, administered, levied, and collected by local officials. The Florida Constitution establishes the County Tax Collectors as independent government agencies. They are Constitutional Officers and collect property taxes for every local government agency that has the power to levy taxes. Property taxes are directly related to the value of the homes.

- Notable exemptions to property taxes are: \$25,000 Homestead Exemption for a property with an assessed value up to \$50,000; Additional Homestead Exemption: Beginning at \$50,000 and continuing through an assessed value of \$75,000, the new additional benefit will increase with the increase in the property's value. A property with an assessed value of \$75,000 or more will receive the full \$50,000 exemption amount; Portability: Residential property owners with a qualified Homestead Exemption can transfer all or a significant portion of their "Save Our Homes" benefit to their new property. Portability allows you to transfer up to \$500,000 of your property's actual 3% assessment cap to your new property anywhere in Florida; Senior Citizen Exemption: Certain seniors who are 65 or older may be eligible for up to an additional \$50,000 exemption on their property's assessed value; \$5,000 Disabled Veterans Exemption with a service-connected disability of 10% or more; Combat-disabled Senior Veterans over the age of 65 with a qualified Homestead Exemption may be eligible for an ad valorem tax discount; \$500 Widow/Widower Exemption: A widow or widower who is a legal and permanent resident of Florida qualifies for this exemption; \$500 Disability Exemption for persons who are permanently disabled; and Total Exemption for civilian quadriplegics and honorably discharged veterans who are 100% disabled.
- Discounts for property tax payments are allowed as follows: 4% in November, 3% in December, 2% in January, and 1% in February. Taxes and non-ad valorem assessments become delinquent April 1, at which time 3% interest and advertising costs are added.
- The current millage rate is 3.7811 (FY 2009)
- Property tax on a Community Land Trust of Palm Beach County (CLT) home is based on the purchase price by the buyer and does not include the net of any subsidies by CLT.

Building Codes (Accessibility)

- Federal Fair Housing Act: In 1988, Congress passed the Fair Housing Amendments Act of 1988 (the Act), which requires that most newly constructed multifamily dwellings occupied after March 13, 1991 be designed and constructed to include certain features of accessible design. In new multifamily housing, 100% of the units in a building with an elevator must be accessible. If a building with four or more units has no elevator and was ready for first occupancy after March 13, 1991, these standards apply to ground floor units.

Lending Policies and Practices

- Data provided under the Home Mortgage Disclosure Act for 2008 showed that in Palm Beach County, American Indian/Alaskan Natives had the lowest percentage of origination (25.5%) and the highest percentage of loan denials (45.1%) for conventional mortgage loans. Blacks followed with the second lowest percentage of origination (33.4%) along with the second highest percentage of loan denials (37.7%). Joints (White/Minority) had the highest percentage of loan origination (57.8%) and Others had the lowest percentage of loan denials (20.1%). The income category with the highest percentage of origination was 120%+ of MSA Median (53.6%) while the income category with the highest percentage of loan denials was <50% of MSA Median (37.6%).

Fair Housing Enforcement

- The Palm Beach County Fair Housing Ordinance states that it is to be the policy of the Board of County Commissioners in the exercise of its police power for the public safety, public health, and general welfare to assure, within constitutional limitations, equal opportunity to all persons to live in available housing facilities regardless of race, sex, color, religion, national origin, disability, familial status, sexual orientation, age, marital status, or gender identity or expression, and, to that end, to prohibit discrimination in housing by any person. The County's Ordinance has been deemed by HUD to be substantially equivalent to the Federal Ordinance.

Informational 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.

Visitability in Housing

- Visitability concepts adds some accessibility features to single-family detached housing or townhomes where Fair House Act requirements *do not apply* and makes houses relatively easy to adapt in the future. They allow current residents to remain in their homes as they age, rather than being forced to move as more features become necessary to maintain independence.

Analysis of the actions which could be taken by the recipient to help remedy a discriminatory condition

- Possible actions by the recipient where there is a determination of unlawful segregation or other housing discrimination by a court or a finding of noncompliance by HUD under Title VI of the Civil Rights Act of 1964 or Section 504 of the Rehabilitation Act of 1973, or where the Secretary has issued a charge under the Fair Housing Act regarding assisted housing within a recipient's jurisdiction are:
 - The housing provider could be restricted from doing business with the recipient or within the recipient's jurisdiction.

- Recipient could sue the housing provider for damages on behalf of other citizens whose fair housing rights have been violated
- Changes to zoning and building codes to ensure diverse communities

Assessment of Current Public and Private Fair Housing Programs and Activities in Palm Beach County

- The Office of Equal Opportunity and the Legal Aid Society of Palm Beach County are the primary agencies whose programs were examined to analyze the fair housing programs and activities currently being undertaken in the County.

Among the programs and activities provided throughout the year by either one or both of the agencies are Foreclosure Prevention Clinics, Anti-Predatory and Fair Lending education and support seminars, Housing counseling concerning affordable housing opportunities, Fair Housing workshops, Fair Housing outreach programs, providing enforcement or counseling services to persons who lodge housing discrimination complaints and Disability Accessibility Awareness program geared to assist County government, countywide organizations and public facilities maintain compliance with the Americans with Disabilities Act.

Between fiscal years 2004 to 2009, over 700 complaints were filed with both agencies. The prevailing basis for discrimination was disability with 292 complaints (39.4%) followed by race with 159 complaints (21.5%).

FAIR HOUSING ISSUES IN PALM BEACH COUNTY

Issues Related to Disability and Other Bases for Discrimination

Various fair housing issues related to disability were reported to the Legal Aid Society of Palm Beach County and the Office of Equal Opportunity, including failure to provide reasonable accommodation for: persons with a disability, persons who may require the assistance of a service or emotional support animal; persons who may require the services of a 24 hour health aide or other person; or persons who may exhibit unusual behaviors and may actually be disabled with a mental illness. The lack of sufficient access for persons with wheelchairs, especially double wide wheelchairs, is reported in terms of housing for the person with the disability, as well as housing for persons not with a disability who wish to host a person with a disability. Other bases which reflect high incidences of fair housing discrimination include race/color; familial status and national origin. The most frequent occurrences of this discrimination were reported in rental, and sales of housing. American Indian/Alaskan Native applicants experienced the highest incidence of mortgage loan denials.

Recommendations Related to Disability and Other Bases for Discrimination

- Ensure that all members of the Fair Housing Board, appointed by the Board of County Commissioners of Palm Beach County, receive fair housing training upon appointment to the Board and receive periodic refresher training in fair housing issues.
- OEO, FHC, and the Legal Aid Society should be alert to the possibility of mental illness when receiving and investigating complaints of housing refusals based on behavior or personality that is "odd" or "difficult to deal with." When an impending refusal of housing

can be linked to mental illness, agencies such as OEO, FHC and Legal Aid Society should treat the case as a claim of disability-based discrimination, and look for reasonable accommodations that could be requested.

- Through the OEO, FHC and Legal Aid Society of Palm Beach County, continue to undertake extensive testing to identify instances of housing discrimination on all protected bases, to test for non-compliance with the accessibility building standards mandated under FHAA and other governing regulations; and to identify the education and outreach efforts needed to strengthen fair housing efforts.
- Promote ongoing fair housing training for planners, building design and construction professionals.
- When education and outreach needs are identified concerning fair housing issues, utilize the services of OEO, Fair Housing agencies and building industry professionals, as may be appropriate to educate others in Fair Housing requirements.
- HCD should continue to provide funding under its CDBG program for Fair Housing activities. Individuals defending against housing discrimination often lack the financial resources to pursue their legal rights on their own, and some non-profit agencies have lost funding to provide legal assistance. HCD should also focus funding on foreclosure counseling and mitigation.
- Concentrate fair housing education efforts, including attention to disability issues, on Boards of Directors of condominium associations, homeowners associations and apartment managers/owners, since they are most often in a position to approve or provide reasonable accommodations or modifications.
- Solicit appropriate authority to require fair housing retraining as a condition for license renewal of all real estate professionals.
- Solicit Boards of Realtors to promote and ultimately to require periodic fair housing training as a condition of continuing membership.
- The OEO should endeavor to investigate allegations of fair housing discrimination within HUD's target period of 100days after the OEO has received the allegation.

ISSUES RELATED TO ZONING, LAND USE AND OTHER PUBLIC POLICIES

County government supports several programs to make home buying affordable to low income purchasers, which includes a high percentage of persons of increased vulnerability to discrimination.

Recommendations Related to Zoning, Land Use and Other Public Policies

- Code enforcement authorities should monitor the sources, frequency and types of code complaints received to protect the enforcement entity from manipulation into unintended harassment or discriminatory code enforcement.

- Code enforcement authorities should ensure that all legally mandated access requirements are included in properties before certificates of occupancy are issued.

ISSUES RELATED TO MORTGAGE AND CREDIT

Issues reported in this category include: the higher rate of mortgage loan applications denied to minorities, especially American Indian/Alaskan Natives and Blacks, suspected manipulation of credit scoring practices to execute disguised discrimination and predatory lending practices.

Recommendations Related to Mortgage and Credit

In conducting its Analysis of Impediments to Fair Housing, a jurisdiction is encouraged to identify not only those impediments within its jurisdiction, but to also identify impediments which are within the jurisdiction of other bodies. This list includes recommendations in both categories.

- Federal and State governments should regularly review and revise protective legislation to keep pace with the changing tactics of predatory lenders.
- OEO, Legal Aid Society and Fair Housing Center will endeavor to ensure compliance with fair housing access to credit and other facets of fair housing law.
- There must be oversight of the credit scoring process by appropriate authority, since credit scoring has such a significant impact on access to credit.
- Appropriate authority should bring non-bank lenders up to banking institutional standards.
- Education for the responsible use of credit is essential, including credit utilization outside of the housing market, as poor credit history can predispose a potential homebuyer to abusive credit practices. First-time home buyer education programs should be continued and encouraged to grow. Experienced homebuyers/homeowners also need education to make them aware that the equity in their home can attract solicitations from predatory lenders. The Fair Housing Center of the Greater Palm Beaches, Urban League of Palm Beach County, and the Consumer Credit Counseling Service assist in various specialties within this area. HCD's use of CDBG funds to promote consumer education is very helpful to this effort.
- Administrators of public funds should require developers who receive public funds for housing development to complete fair housing training and retraining, which includes a component on mortgage and credit as it relates to fair housing.
- HCD should continue to provide funding under its CDBG program for fair housing activities, such as the education and outreach activities currently provided by Legal Aid Society of Palm Beach County under a CDBG Agreement with HCD and the Predatory Lending Education and Support Project Initiative now being undertaken by The Fair Housing Center of the Greater Palm Beaches with CDBG funding through Housing and Community Development. HCD should also focus funding on foreclosure counseling and mitigation.