

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

**FISCAL YEAR 2012-2013**



**PALM BEACH COUNTY  
DEPARTMENT OF ECONOMIC SUSTAINABILITY**

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**December 2013**



<b>Consolidated Annual Performance and Evaluation Report (CAPER)</b>	<b>Program Year:</b> October 1, 2012 - September 30, 2013
<b>Name and Address of Grantee:</b>  Palm Beach County Department of Economic Sustainability 100 Australian Avenue, Suite 500 West Palm Beach, FL 33406	<b>Name and Telephone Number of Contact Person:</b>  Edward W. Lowery, Director Department of Economic Sustainability Development (561) 233-3602
<p>The FY 2012-2013 Consolidated Annual Performance and Evaluation Report (CAPER) reports on progress Palm Beach County has made in carrying out its Five-Year Consolidated Plan and its Annual Action Plan. All required information is included.</p> <p>The draft CAPER was completed in December 2013. A public notice was published in the Palm Beach Post on December 7, 2013, making the document available for public review and comment over a 15-day period ending December 21, 2013. Public comment, if any, resulting from this process was incorporated into the "Summary of Citizen Participation" section.</p>	
<b>Name and Title of Authorized Official:</b>  Robert Weisman, County Administrator	<b>Signature and Date:</b>  12/16/13



**Palm Beach County  
Consolidated Annual Performance and Evaluation Report  
FY 2012-2013**

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## EXECUTIVE SUMMARY

The Federal programs funded under Palm Beach County FY 2012-2013 Action Plan are implemented by the following county departments: Department of Economic Sustainability (CDBG and HOME) and Community Services Department (ESG). The FY 2012-2013 Comprehensive Annual Performance and Evaluation Report (CAPER) for Palm Beach County, Florida primarily describes the accomplishments realized by each of these Departments through their implementation of the specific programs. In addition to these regular entitlement programs, the CAPER reports on achievements under other federally funded programs such as the Neighborhood Stabilization Programs (i.e. NSP1, NSP2, and NSP3); the Supportive Housing Program (Continuum of Care); the Disaster Recovery Initiatives Programs (DRI2, DRI3 and DRI4); Public Housing Authorities, and accomplishments under State and locally funded programs such as the State Housing Investment Program (SHIP), and the Financially Assisted Agency (FAA) program.

### Summary of Resources and Distribution of Funds

For the CDBG and HOME Programs, the County's jurisdiction excludes the following municipalities: City of West Palm Beach, City of Boca Raton, City of Delray Beach, City of Boynton Beach, Village of Wellington and Town of Jupiter. For all other funding sources, the funds are available for countywide use. The County had available for distribution \$176,725,934 from federal, state and local sources to assist in the provision of infrastructure, public facilities, housing, public services and economic opportunities to lower income persons and families. Of the amount available to be expended, \$88,395,946 was from federal sources and the balance from state, local and other sources. A total of \$130,654,263 was expended during the year. The table below provides a summary of the total funds available and expended during the reporting period.

### FY 2012-2013 Available Funds and Amount Expended

Program	Total Funds received for FY 12-13	Total Unspent Funds from prior FY's	Total Funds Available**	Total Funds Expended
<b>ENTITLEMENT GRANTS</b>				
CDBG	\$5,393,765	\$8,968,331	\$14,362,096	\$6,284,541
ESGP	\$531,619	\$1,218	\$532,837	\$532,203
HOME	\$1,592,579	\$3,274,789	\$4,867,368	\$2,296,859
<b>SUBTOTAL</b>	<b>\$7,517,963</b>	<b>\$12,244,338</b>	<b>\$19,762,301</b>	<b>\$9,113,603</b>
<b>OTHER FEDERAL RESOURCES</b>				
COC	\$5,571,683	\$0	\$5,571,683	\$5,571,683
EFSP	\$138,784	\$0	\$138,784	\$138,784
USDA	\$400,000	\$0	\$400,000	\$0
PHA's	\$28,802,708	\$1,825,614	\$30,682,322	\$30,682,322

Ryan White	\$9,054,547	\$131,049	\$9,185,596	\$8,689,569
EPA	\$1,000,000	\$0	\$1,000,000	\$0
Section 108	\$1,568,000	\$16,445,133	\$18,013,133	\$1,060,520
BEDI	\$0	\$1,682,949	\$1,682,949	\$764,979
CCPG	\$0	\$1,932,916	\$1,932,916	\$730,805
EECBG	\$0	\$784,925	\$784,925	\$540,973
DRI-2	\$0	\$4,414,497	\$4,414,497	\$2,618,073
DRI-3	\$0	\$7,218,819	\$7,218,819	\$4,773,011
DRI-4	\$0	\$5,823,281	\$5,823,281	\$2,095,401
DRI-5	\$0	\$2,195,027	\$2,195,027	\$174,604
NSP-1	\$0	\$899,082	\$899,082	\$833,567
NSP-2	\$0	\$12,328,894	\$12,328,894	\$12,125,144
NSP-3	\$0	\$11,091,436	\$11,091,436	\$8,482,908
<b>SUBTOTAL</b>	<b>\$46,535,722</b>	<b>\$66,773,622</b>	<b>\$113,363,344</b>	<b>\$79,282,343</b>
<b>TOTAL FEDERAL</b>	<b>\$54,053,685</b>	<b>\$79,017,960</b>	<b>\$133,125,645</b>	<b>\$88,395,946</b>
<b>LOCAL AND STATE RESOURCES</b>				
SHIP	\$395,053	\$557,254	\$952,307	\$48,779
FAA	\$12,220,011	\$632,510	\$12,852,521	\$12,852,521
PBC Housing Finance Authority	\$27,411,648	\$0	\$27,411,648	\$27,411,648
UHT	\$544,767	\$621,056	\$1,165,823	\$780,287
PBC Ad Valorem	\$1,217,990	\$0	\$1,217,990	\$1,165,082
<b>SUBTOTAL</b>	<b>\$41,789,469</b>	<b>\$1,810,820</b>	<b>\$43,600,289</b>	<b>\$42,258,317</b>
<b>GRAND TOTAL</b>	<b>\$95,843,154</b>	<b>\$80,828,780</b>	<b>\$176,725,934</b>	<b>\$130,654,263</b>

\*Includes Belle Glade, Pahokee and Palm Beach County Housing Authorities. Funds from NSP and DRI not included.

\*\*Total Funds Available is total funds received plus unspent funds from prior fiscal years

Following is a summary of the major grant awards that were available to the County during FY 2012-2013 as well as the accomplishments associated with their expenditure.

### **Federal Entitlement Grant Programs**

A total of \$19,762,301 was available to be expended during FY 2012-2013 under the CDBG, ESG and HOME Programs. Of this amount, \$9,113,603 (46.1%) was expended. The following is a description of funds expended under the CDBG, ESG and HOME Programs during FY 2012-2013.

### **Community Development Block Grant (CDBG)**

DES undertook activities within its jurisdiction to provide decent housing, a suitable living environment, and to expand economic opportunities, principally for persons of low- and moderate-income. Palm Beach County's entitlement for FY 2012-2013 under the CDBG Program was \$5,393,765. Including funds carried over from previous years and program income earned during the year, \$14,362,096 was available for expenditure, and \$6,284,541 was actually expended. Below is a summary of the use of funds and accomplishments by categories.

- DES completed the rehabilitation of 7 single-family homes at a cost of \$196,207. It also used \$92,277 to effect rehabilitation to a 100 unit public housing facility.
- Thirteen (13) public facilities and infrastructure improvement activities were completed at a cost of \$2,241,818. Some 17,109 persons benefitted of which 13,078 were low- and moderate income.
- Fourteen (14) non-profit organizations received \$809,065 to undertake public service activities. Of this amount, \$737,745 was expended and 7,380 persons were provided with benefits.
- A total of \$539,376 was available to be used to fund economic development activities. Of this amount, \$202,000 was awarded to two small business incubators to provide assistances to microenterprises and small businesses. A total of 19 full-time equivalent jobs were created of which 16 were held by low- and moderate-income persons. The remaining \$337,376 was allocated for the provision of economic development services by DES, resulting in the creation/retention of 1,747 jobs.

### **Emergency Solutions Grant (ESG)**

Palm Beach County received a total of \$531,619 under the ESG Program. In addition to the annual allocation, a total of \$1,218 in unspent FY 2011-2012 ESG funds were brought forward. Funding amounting to \$532,837 was allocated to twelve agencies to undertake 13 activities. By year end \$532,203 was expended and 3,013 individuals (547 over the number projected) who were homeless or at risk of becoming homeless were assisted.

### **HOME Investment Partnership Program (HOME)**

During the year, some \$4,867,368 of HOME funds was available for expenditure, of which \$2,296,859 was actually expended. Three certified HOME CHDOs used funding awarded to purchase of six homes which will be sold to eligible beneficiaries. Other HOME funds were expended on projects which are still ongoing and therefore not eligible to be reported in this document.

### **Other Federal Funds**

A total of \$113,633,344 in funding was available for expenditure during FY 2012-2013 from other federal sources. Approximately \$79,282,343 of this amount was expended over the course of the year. Following are descriptions of expenditures under the major programs which the funds were derived:

#### **NSP1, NSP2 and NSP3**

Approximately \$24,319,412 was available for expenditure under the three NSP grants received by the County. By year end \$21,441,619 had been expended and 275 housing units (36 homeownership and 239 renter) acquired/constructed under the programs. Also, the construction of a 63 unit multi-family rental complex was substantially complete.

#### **Disaster Recovery Initiative Programs**

During the year, the County had \$19,651,624 available for expenditure under four rounds of funding received under the Florida Department of Economic Opportunity CDBG Disaster Program. Of the amount available for expenditure, \$9,661,089 was actually expended during the

year. The funds were used to: fund the new construction of 34 housing units, rehabilitate (hurricane hardening) 703 housing units, and repair/construct 11 infrastructure projects.

### **Public Housing Authority Funding**

The four public housing authorities in the Palm Beach County entitlement jurisdiction had a total of \$30,682,322 in federal funds which were available to be expended during the year, all of which was expended, facilitating the operation of the housing authorities' 1,688 housing units and 2,052 housing vouchers.

### **Continuum of Care**

\$5,571,683 was received under the Continuum of Care during the year. These funds were awarded to 22 projects and to benefited 823 individuals.

### **Brownfield Revolving Loan Program**

\$1,000,000 was received from the U.S. Environmental Protection Agency to be used to establish a revolving loan program for businesses that are located in a designated brownfield area.

### **Section 108/BEDI**

The County had an available drawdown balance from HUD of \$18,013,133 under three separate Section 8 loan allocations, as well as a balance under two (2) BEDI Grants totaling \$1,682,949. Of the amount available, \$1,060,520 was expended under the Section 108 Program, and \$764,979 was expended under the BEDI grants during FY 2012-2013, resulting in the creation of 776 jobs.

### **Community Challenge Planning Grant**

\$1,932,916 was available under this grant during the year, of which \$730,805 was expended. Funds were used to facilitate the development of the Glades Regional Master Plan with focus on infrastructure, transit, and employment.

### **Energy Efficiency and Conservation Block Grant**

This grant was provided to the County through the U.S. Department of Energy. During the year, expenditures totaled \$540,973. Funds were used to establish a revolving loan program for existing businesses to implement energy efficiency improvements.

### **Intermediary Re-Lending Program**

\$400,000 was received during the year under the U.S. Department of Agriculture (USDA) administered Intermediary Re-Lending Program. Funds are to be used to assist rural businesses in the County.

### **Ryan White**

During the year, \$9,054,547 was available under this program which provided funding to agencies that assists persons with AIDS/HIV. Of the amount available \$8,689,569 was expended. Funds were distributed to eight (8) service providers who assisted a total of 3,200 persons.

### **Local and State Funds**

A sum of \$43,600,289 from state and local sources was available to be expended during the year and of this amount, \$42,258,317 was expended. The following is a summary of expenditures under the major programs from which the funds were derived:

#### **State Housing Initiatives Partnership (SHIP)**

SHIP funds are part of a dedicated revenue source (documentary stamp tax) for affordable housing and are distributed by the State of Florida to various local governments. For FY 2012-2013 a total of \$952,307 in SHIP funding was available and of this amount \$48,779 was expended. Funding was used to rehabilitate one single family housing unit

#### **Palm Beach County Housing Finance Authority**

A total of \$27,411,648 was provided by the Palm Beach County Housing Finance Authority to fund the following activities: new construction and acquisition/rehabilitation of single family homes in the Westgate/Belvedere Homes CRA (\$300,000); 2012 Mortgage Credit Certificate Program for twenty (20) homebuyers (\$3,120,342); single family mortgage program for seven (7) homebuyers (\$991,306); a revolving construction loan to Habitat for Humanity of South Palm Beach County for new construction and rehabilitation of single family homes (\$500,000); and a multi-family bond program for acquisition, rehabilitation, and new construction of 353 rental units (\$22,500,000).

#### **County Ad Valorem Funds**

During FY 2012-2013, the County allocated ad valorem funds of \$985,470 to the Business Development Board (\$931,470) assisting in the creation/retention of 2,631 jobs and the Black Business Investment Coalition (\$54,000) which created/retained 42 jobs. Additionally, \$12,852,521 from county general revenues was available through the Financially Assisted Agencies Program and was utilized by 49 local non-profit providers of public services to assist 19,222 persons.

### **Fair Housing Accomplishments**

The County's Analysis of Impediments to Fair Housing Choices identified issues related to disability, mortgage and credit, and practices related to rental and sale of housing affecting minorities and the disabled as the major impediments to fair housing in the County. This report contains data from two agencies who are largely responsible for educating and enforcing the fair housing ordinance, namely, the Legal Aid Society of Palm Beach County (LAS) and the Palm Beach County Office of Equal Opportunity (OEO). The LAS investigated 25 fair housing complaints of which 64% was on the basis of disability while complaints on the basis of race, age and familial status each comprised 8% of the total. The OEO investigated 76 complaints 44% was on the basis of disability, 17% on the basis of race and color, and 11% on the basis of familial status. Thirty-one percent (31%) of these cases related to the issue of discrimination in the conditions or terms of sale, rental occupancy or in services or facilities, 25% related to issues of denial of reasonable accommodation, 13% related to intimidation, interference and coercion and 12% related to refusal to sell or rent.

## **CONSOLIDATED PLAN GOALS, OBJECTIVES AND ACHIEVEMENTS**

The following summarizes Palm Beach County's accomplishments towards goals identified in the Five Year Consolidated Plan (FY 2010-2015).

### **Housing**

Palm Beach County proposed to provide housing benefits to 1,927 households (700 owners and 1,227 renters) over the five-year period and the FY 2012-2013 Action Plan projected that 726 households would receive benefits during the year. Some 2,105 Households (2,055 renters and 50 owners) received housing benefits during the year bringing the total number of households over the first three years of the Five Year Plan period to 3,135 (431 owners and 2,704 renters), exceeding the five-year goal by 63%.

### **Homeless**

The Five Year Consolidated Plan for FY 2010-2015 estimated that a total of 15,020 homeless persons would receive direct assistance through a combination of ESG, CDBG and other funding sources. The FY 2012-2013 Action Plan estimated that the ESG and the CDBG program would provide assistance to 2,837 individuals. During the year a total of 8,732 homeless persons or persons at risk of becoming homeless were served, exceeding the five-year goal by 63%.

### **Non-Homeless Special Needs**

The Five Year Plan identified that 1,500 persons with special needs would be assisted over the five-year period. The FY 2012-2013 Action Plan projected that assistance would be provided to 210 such persons. The Action Plan provided funding to two non-profit agencies to serve this population and service was provided to 272 persons.

### **CDBG Public Services**

CDBG funds were used to fund other public services (not including activities related to homelessness and special needs) such as child care and housing counseling, etc. Some \$86,361 in funding was awarded to 7 agencies to undertake these public service activities. It was anticipated that 916 persons would benefit from these activities. By the end of the fiscal year, \$82,147 of the total amount awarded had been expended and 1,376 persons benefitted.

### **Public Facilities Improvements**

The Five Year Plan for FY 2010-2015 estimated that 48 public facilities and infrastructure projects would be undertaken with CDBG and other funds over the period. The FY 2012-2013 Action Plan estimated that 10 such projects would be constructed and awarded \$2,118,833 in CDBG funding to be used to achieve this goal. During FY 2012-2013, a total of 25 public facilities and infrastructure projects were completed (13 with CDBG funding and 12 with other funding, primarily DRI).

### **Economic Development**

The Five Year Plan projected that 1,525 full-time equivalent jobs (FTE) would be created over the period from various economic development programs to be undertaken by the County. The FY 2012-2013 Action Plan reported on two major economic development programs being undertaken by the County, these are, the Section 108 Loan Program and the CDBG Economic

Development Program. During the year a total of 5,215 jobs were created by economic development programs implemented by Palm Beach County, namely the Section 108 Loan Program (776), CDBG Economic Development Program (19), Industrial Revenue Bonds (668), Enterprise Zone (1,079), Business Development Board (2,631) and by the Black Business Investment Corporation (42).

## **I. SUMMARY OF RESOURCES AND DISTRIBUTION OF FUNDS**

During FY 2012-2013, the Palm Beach County Department of Economic Sustainability (DES), other County Departments, and local agencies received \$95,843,154 in Federal, State and local funding to support public facilities, economic development, housing, and social services in Palm Beach County. With the addition of \$80,828,780 in unspent or reprogrammed funds from previous fiscal cycles, \$176,725,934 was available to be expended and \$130,654,263 was expended. Following is a brief description of each source, the amounts received, unspent funds from prior fiscal cycles, total funds available, and total funds expended.

Palm Beach County received \$7,517,963 under three entitlement programs funded by the U.S. Department of Housing and Urban Development (HUD) on a formula basis. The programs are outlined in Table 1 below.

The County and three of the public housing authorities located in its CDBG jurisdiction received \$46,535,722 in federal funding during the fiscal year. The programs under which the funds were received are outlined in Table 2.

During FY 2012-2013, \$48,371,826 from other federal resources was available to DES from previously awarded grants received under various programs. Those programs are outlined under Table 3.

A total of \$43,600,289 from local and State sources complimented the Federal funds that were available to implement community development programs during FY 2012-2013. Available funds from these sources are outlined under Table 4.

Under Appendix I, there are seven maps showing the geographic distribution and location of investments for activities funded under the CDBG and ESG Programs (including low income and minority concentrations) within the Palm Beach County jurisdiction.

**Table 1  
FY 2012-2013 Entitlement Grants**

<b>Program</b>	<b>Description</b>	<b>Total Funds received for FY 12-13</b>	<b>Total Unspent Funds from prior FY's</b>	<b>Total Funds Available**</b>	<b>Total Funds Expended</b>
CDBG	Funding is targeted to benefit low-and moderate-income persons via funding to public service activities, public facilities and improvements, infrastructure, housing rehabilitation, demolition, fair housing and economic development.	\$5,393,765	\$8,968,331	\$14,362,096	\$6,284,541
ESGP	Funds are awarded to agencies that provide services to the homeless and populations at risk of homelessness. Funds are provided for operation and maintenance of homeless shelter facilities, rapid re-housing, and homeless prevention.	\$531,619	\$1,218	\$532,837	\$532,203
HOME	The predominant uses of HOME funds were as follows: repayable first and second mortgage loans to income eligible households to assist in the acquisition, rehabilitation and/or construction of single family housing units; a rental development loan program for developers of multi-family housing, and assistance to community housing development organizations.	\$1,592,579	\$3,274,789	\$4,867,368	\$2,296,859
	<b>TOTAL</b>	<b>\$7,517,963</b>	<b>\$12,244,338</b>	<b>\$19,762,301</b>	<b>\$9,113,603</b>

**Table 2  
FY 2012-2013  
Other Federal Resources Received**

Program	Description	Total Funds received for FY 12-13	Total Unspent Funds from prior FY's	Total Funds Available**	Total Funds Expended
COC	The local Continuum of Care coordinating agency, known as the Homeless and Housing Alliance (HHA) of Palm Beach County, is intended to deliver a comprehensive and coordinated continuum of services for homeless individuals and families.	\$5,571,683	\$0	\$5,571,683	\$5,571,683
EFSP	The Emergency Food and Shelter Program is used to help meet the needs of hungry and homeless people by allocating federal funds for the provision of food and shelter.	\$138,784	\$0	\$138,784	\$138,784
USDA	The U.S. Department of Agriculture (USDA) Administered Intermediary Re-Lending Program is used to assist rural businesses in the County.	\$400,000	\$0	\$400,000	\$0
PHA's	For a description of the specific sources of federal assistance received by Belle Glade Housing Authority, Pahokee Housing Authority, and Palm Beach County Housing Authority see Section III. 4. E. "Actions Taken to Improve Public Housing and Resident Initiatives".	\$28,802,708	\$1,825,614	\$30,682,322	\$30,682,322
Ryan White	Palm Beach County contracts with local HIV/AIDS Service Providers throughout the County who provide health care and service needs of people living with HIV and their families.	\$9,054,547	\$131,049	\$9,185,596	\$8,689,569
EPA	The U.S. Environmental Protection Agency Brownfield Revolving Loan Program is used to assist businesses located in a designated brownfield area of the County.	\$1,000,000	\$0	\$1,000,000	\$0
Section 108	The Section 108 Loan Guarantee Program is a source of financing allotted for economic development through the provision of loans to businesses expanding or locating within Palm Beach County.	\$1,568,000	\$16,445,133	\$18,013,133	\$1,060,520
	<b>TOTAL</b>	<b>\$46,535,722</b>	<b>\$18,401,796</b>	<b>\$64,991,518</b>	<b>\$46,142,878</b>

**Table 3**  
**FY 2012-2013**  
**Resources Available From Prior Fiscal Cycles**

Program	Description	Total Funds received for FY 12-13	Total Unspent Funds from prior FY's	Total Funds Available**	Total Funds Expended
BEDI	The Brownfields Economic Development Initiative (BEDI) is used to assist businesses with the redevelopment of commercial facilities where expansion and redevelopment is burdened by real or potential environmental contamination.	\$0	\$1,682,949	\$1,682,949	\$764,979
CCPG	The Community Challenge Planning Grant was used to facilitate the development of the Glades Regional Master Plan with a focus on infrastructure, transit and employment centers.	\$0	\$1,932,916	\$1,932,916	\$730,805
EECBG	The Energy Efficiency and Conservation Block Grant was dispersed to the County through the U.S. Department of Energy and is being used to establish a revolving loan program for existing businesses to implement energy efficiency improvements.	\$0	\$784,925	\$784,925	\$540,973
DRI-2	As a result of hurricane and tropical storm impacts, Palm Beach County received four rounds of Disaster Recovery Initiative (DRI) Program funds which emanated from HUD and which were provided to the State of Florida, who distributed the funds to affected areas.	\$0	\$4,414,497	\$4,414,497	\$2,618,073
DRI-3		\$0	\$7,218,819	\$7,218,819	\$4,773,011
DRI-4		\$0	\$5,823,281	\$5,823,281	\$2,095,401
DRI-5		\$0	\$2,195,027	\$2,195,027	\$174,604
NSP-1	Funds were made available via the Housing and Economic Recovery Act of 2008 (HERA) to address the problem of abandoned and foreclosed properties in targeted areas.	\$0	\$899,082	\$899,082	\$833,567
NSP-2	Funds were made available via the American Recovery and Reinvestment Act (ARRA) of 2009 to address the problem of abandoned and foreclosed properties in targeted areas.	\$0	\$12,328,894	\$12,328,894	\$12,125,144
NSP-3	A component of the Wall St. Reform and Consumer Protection Act of 2010 to continue addressing the problem of foreclosed and abandoned properties in designated target areas throughout the County.	\$0	\$11,091,436	\$11,091,436	\$8,482,908
	<b>TOTAL</b>	<b>\$0</b>	<b>\$48,371,826</b>	<b>\$48,371,826</b>	<b>\$33,139,465</b>

**Table 4  
FY 2012-2013 Local and State Resources**

Program	Description	Total Funds received for FY 12-13	Total Unspent Funds from prior FY's	Total Funds Available**	Total Funds Expended
SHIP	State Housing Initiative Program (SHIP) funds are used to provide direct financial assistance to first-time homebuyers, and emergency rehabilitation of owner-occupied single family housing units. SHIP funds were also used as a match for the HOME Program.	\$395,053	\$557,254	\$952,307	\$48,779
FAA	Financially Assisted Agencies (FAA) is a program implemented by Palm Beach County to provide financial assistance to community-based organizations providing human services.	\$12,220,011	\$632,510	\$12,852,521	\$12,852,521
PBC Housing Finance Authority	The HFA issues tax exempt bonds to finance the development of affordable housing.	\$27,411,648	\$0	\$27,411,648	\$27,411,648
UHT	Universal Housing Trust fund created by the County to promote affordable housing.	\$544,767	\$621,056	\$1,165,823	\$780,287
PBC Ad Valorem	Funding the department receives from County Ad Valorem taxes.	\$1,217,990	\$0	\$1,217,990	\$1,165,082
	<b>TOTAL</b>	<b>\$41,789,469</b>	<b>\$1,810,820</b>	<b>\$43,600,289</b>	<b>\$42,258,317</b>

\*\* Total Funds Available is total funds received plus unspent funds from prior fiscal years

## **II. FIVE YEAR PLAN ASSESSMENT OF PROGRESS**

### **1. Assessment of Three to Five-Year Goals and Objectives**

#### **Description of accomplishments**

The following section describes the extent to which the goals and objectives outlined in the FY 2010-2015 Five Year Consolidated Plan and in the FY 2012-2013 Action Plan were realized. The section also identifies the amount and sources of CPD and other HUD funds used to attain the objectives and explain, where applicable, conditions which have prevented the attaining of certain goals and/or targets.

Palm Beach County's performance in achieving the community development goals outlined in its Consolidated Plan was very favorable. The County exceeded the goals set for housing, homeless and economic development and substantially achieved those set for special needs, public services and public facilities/infrastructure. The County's accomplishments relating to the provision of public facilities and infrastructure were also commendable.

#### **Housing**

The Five Year Consolidated Plan for FY 2010-2015 estimated that a total of 1,927 households would be assisted with homeownership or rental assistance. Of this total, 1,227 were projected to receive rental benefits and 700 were projected to receive homeownership benefits. In order to realize these five-year projections, the FY 2012-2013 Action Plan envisioned that benefits would be provided to 726 households (592 renters and 134 homeowners). The Plan identified \$29,550,229 from various programs (CDBG, HOME, NSP2, NSP3 and DRI) which would be utilized to provide the projected benefits during the year. During the year, 2,105 households (2,055 renters and 50 owners) received housing assistance as a result of County funded programs. This brought the number of housing benefits distributed over the first three years of the Five Year Plan to 3,135. The number achieved during the year also exceeded the FY 2012-2013 Action Plan target by 288%.

#### **Homeless**

The Five Year Consolidated Plan for FY 2010-2015 estimated that over the five year period a total of 10,265 homeless persons or persons at risk of becoming homeless would receive direct assistance through funding under the ESG and CDBG programs. The FY 2012-2013 Action Plan projected that 3,595 persons would be assisted from \$1,192,203 provided under the CDBG and ESG programs. This funding included the \$606,799 of CDBG dollars allocated to the Philip D. Lewis Center (the County's homeless resource center). During the year homeless services were provided to 8,883 individuals. This exceeded the projected target for FY 2012-2013 by 233%. The number of persons assisted to date through 3 years of the Five Year Plan period is 15,470, an increase of 103% over the amount targeted to be assisted over the full Five Year Plan period. The large number of persons served was a direct result of the success of the Philip D. Lewis Center.

Of the \$1,192,203 budgeted for the provision of homeless services \$1,131,420.93 was actually expended which represents a 95% expenditure rate. The County, at present, is on target to meet and surpass its homeless goals established in the Five Year Plan.

### **Non-Homeless Special Needs**

The Five Year Consolidated Plan projected that over the period 2010-2015, a total of 1,500 persons with special needs and persons with special needs that are at risk of becoming homeless would receive assistance under the CDBG and ESG Program. The FY 2012-2013 Action Plan estimated that to achieve this overall goal, approximately 215 persons with special needs would be assisted in FY 2012-2013. During the year, \$63,633 was awarded to two agencies for three (3) activities which provided services to this population. Of this amount, \$61,516.95 was expended. The target was met as service was provided to 290 persons, representing 134.8% of the number of persons targeted to be served. To date, 54% of the Five Year Plan target has been met.

### **CDBG Public Services (Excluding Homeless and Special Needs)**

CDBG funds were used to fund other public service activities such as child care, housing counseling, case management, and fair housing activities. Some \$86,361 in CDBG funding was awarded to five agencies to undertake these activities to benefit approximately 916 persons. At the end of the fiscal year, \$82,147.96 (95.1% of the total amount awarded) had been expended and 1,376 persons benefitted, 150% of the number targeted.

### **Public Facilities Improvements**

The Five Year Consolidated Plan projected that 48 CDBG-funded public facilities and infrastructure projects would be completed over the five-year period. The Action Plan for FY 2012-2013 allocated \$1,803,088 in CDBG funds to undertake seven projects during the year. During the year, 13 public facilities and infrastructure improvement activities were completed using CDBG funds. A total of 17,019 persons benefitted from these activities of which 13,078 or 76.8% were determined to be of low and moderate income. Available financial information indicates that \$2,241,818 was expended on these activities. Using CDBG and other federal funding sources, a total of 45 capital improvements/infrastructure projects have been completed over the first three years of the Five Year Plan period. It should be noted that due to the lengthy implementation process for capital projects, many projects which are reported as completed during this fiscal year were actually funded in a previous year.

### **Economic Development**

The Five Year Consolidated Plan estimated that economic development activities undertaken under the CDBG funded Economic Development Set-Aside Program and the Section 108 Loan program would generate 1,525 full-time equivalent (FTE) jobs. During the year, economic development projects assisted by the County (through these and other programs) generated a total of 5,215 FTE jobs and the 3 year period to date under the Five Year Plan is over 8,600 jobs.

During FY 2012-2013, it was anticipated that 15 full time equivalent (FTE) jobs would be created by two business incubators using \$202,000 of CDBG funding. This target was exceeded as a total of 19 jobs were created by businesses assisted by the incubators under this program. 84% of these created jobs were held by low-and moderate income persons.

A sum of \$337,376 under the Economic Development Set-Aside Program was allocated to provide economic development services to existing and start-up businesses throughout the

County during FY 2012-2013. These businesses created a total of 1,747 jobs during the past fiscal year.

The Action Plan projected that 155 FTE jobs would be created or retained as a result of the Section 108 Loan Program. During the year 776 FTE jobs were created or retained. For FY 2012-2013, nine (9) loans totaling \$5,457,000 were closed under the Section 108 Program.

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

Activity	5-Year Plan Projected Target	FY 12-13 Action Plan	FY 12-13 Actual	CPD funds Awarded	CPD Funds Expended*
<b>Housing</b>	<b>1,927</b>	<b>726</b>	<b>2,105</b>	<b>\$29,550,229</b>	<b>\$24,806,862</b>
Owners	700	134	50	\$351,672 HOME \$200,000 CDBG \$5,951,681 NSP2 \$7,321,712 NSP3	\$196,207 CDBG \$414,726 NSP1 \$1,129,940 HOME \$7,224,320 NSP2 \$4,308,682 NSP3
Renters	1,227	592	2,055	\$2,863,791 HOME \$9,304,587 NSP2 \$2,816,042 NSP3 \$740,744 DRI	\$92,277 CDBG \$1,863,791 HOME \$5,536,818 NSP2 \$1,981,651 NSP3 \$2,058,450 DRI
<b>Homeless</b>	<b>10,265</b>	<b>3,694</b>	<b>8,883</b>	<b>\$1,192,203</b>	<b>\$1,131,420.93</b>
<b>CDBG</b>	N/A	<b>1228</b>	<b>5870</b>	<b>\$700,455</b>	<b>\$640,306</b>
• Direct Homeless Assistance	N/A	1228	5870	\$700,455	\$640,306
<b>ESG</b>	N/A	<b>2,466</b>	<b>3,013</b>	<b>\$491,748</b>	<b>\$491,114.93</b>
• Direct Homeless Assistance	N/A	1,756	2,047	\$318,971	\$223,751.45
• Homeless Prevention Assistance	N/A	438	535	\$79,000	\$63,785.98
• Rapid Re-Housing Activities	N/A	272	431	\$93,777	\$92,743.35
<b>Special Needs</b>	<b>1,500 Persons</b>	<b>210 Persons</b>	<b>290 Persons</b>	<b>\$25,000 ESG</b> <b>\$38,633 CDBG</b>	<b>\$24,999.95 ESG</b> <b>\$36,517 CDBG</b>
<b>CDBG Public Service (excl. Homeless and Special Needs)</b>	<b>16,703 Persons</b>	<b>916 Persons</b>	<b>1,376 Persons</b>	<b>\$86,361</b>	<b>\$82,147.96</b>
<b>Public Facilities and Infrastructure</b>	<b>48 Projects</b>	<b>7 Projects</b>	<b>13 Projects</b>	<b>\$1,803,088 CDBG</b>	<b>\$2,241,818 CDBG</b>
<b>Economic Development</b>	<b>1,525 FTE Jobs</b>	<b>191 FTE Jobs</b>	<b>2,542 FTE Jobs</b>	<b>\$15,129,000</b>	<b>\$1,605,920</b>
• CDBG Set-Aside	525 FTE Jobs	36 FTE Jobs	1,766 FTE Jobs	\$539,376 CDBG	\$539,376 CDBG
• Section 108 Loan Program	700 FTE Jobs	155 FTE Jobs	776 FTE Jobs	\$5,457,000	\$1,060,520

\*Expenditures include funds awarded during previous years.

### **III. ASSESSMENT OF ANNUAL PROGRESS**

#### **1. Affirmatively Furthering Fair Housing**

##### **a. Actions Taken to Affirmatively Further Fair Housing**

The following ongoing activities which serve to promote Fair Housing were highlighted in Palm Beach County's Analysis of Impediments to Fair Housing Choice, Fiscal Years 2010-2015:

- Palm Beach County's Fair Housing Ordinance, adopted in 1984 and amended in 1995 and 1996, provides protection from housing discrimination to the protected classes covered by the federal ordinance, as well as to persons on the basis of marital status, sexual orientation, age, and gender identity or expression.
- There are three agencies in Palm Beach County which serve to educate, protect, and enforce fair housing rights of individuals residing in the County. Palm Beach County's Office of Equal Opportunity is certified by HUD as a Fair Housing Assistance Program. The other two agencies, the Legal Aid Society of Palm Beach County, Inc. and the Fair Housing Center of the Greater Palm Beaches, Inc., are both advocacy agencies which are considered Fair Housing Initiative Programs according to HUD's definition.
- The Legal Aid Society is a not-for-profit agency providing advocacy and enforcement of federal, state, and local housing laws. The agency receives CDBG funding to provide legal representation services and advocacy.
- The Fair Housing Center of the Greater Palm Beaches, Inc. is a non-profit agency that acts as a "watchdog" agency to enforce fair housing laws in Palm Beach County. The agency advocates equal and affordable housing opportunities for all individuals via testing, enforcement, education, predatory lending prevention, outreach and counseling programs.
- The Office of Equal Opportunity provides many informational programs and activities throughout the year, such as fair housing outreach to disseminate literature and brochures; Anti-Predatory and Fair Lending education seminars; presentations geared toward school children, attorneys, realtors, community association boards and property managers to educate them about fair housing and their rights and obligations as provided by fair housing laws; and counseling services to individuals who lodge housing discrimination complaints; among others.
- The Realtors Association of Palm Beach County acts as conduit for disseminating information to real estate professionals and provides training on legal and ethical practices of real estate and fair housing.
- Palm Beach County's First and Second Mortgage Homebuyer Programs provide below market rate interest mortgage loans with less stringent credit requirements to low and moderate income homebuyers to purchase and rehabilitate homes. This provides individuals

protection from targeting by predatory lenders as well as an alternative to financing institutions that have increasingly stringent credit approval requirements.

- There are three (3) public housing authorities within Palm Beach County's entitlement jurisdiction which operate a total of 1,688 public housing units. In addition, these housing authorities received \$22,983,420 in funds to accommodate approximately 2,052 Section 8/ Housing Choice Vouchers. The voucher program provides access to housing for very low income individuals/households that otherwise would not be available and mitigates some measure of housing discrimination.
- Through various programs, Palm Beach County has worked with both the public and private sector developers to provide 273 affordable rental multi-family and single-family housing units for very low, low and moderate income residents. These units provide much needed safe, sanitary housing for the County's residents and therefore, the renters are not exposed to the potential for discrimination within these developments.
- The Neighborhood Stabilization Program 1, 2, and 3 First and Second Mortgage Programs allowed prospective homebuyers, who are low to moderate income, to become viable and competitive borrowers, affording them protection from the non-institutional and often predatory lending marketplace. Rates offered directly by the County do not exceed four percent (4%).

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

Palm Beach County Department of Economic Sustainability (DES) is responsible for the preparation of the Analysis of Impediments to Fair Housing Choice, as required under HUD Regulation 24 CFR 91.225(a)(1). To accomplish this, the County utilized information gathered over a five year period from the Legal Aid Society and the Office of Equal Opportunity, in addition to data gathered through research by the Home Mortgage Disclosure Act, the American Community Survey, the [U.S. Bureau of Labor Statistics](#), and Palm Beach County non-profit agencies and County departments. Additionally, data gathered by DES staff, data extracted from the Palm Beach County Affordable Housing Study (FY 2000-2005), the draft of the Palm Beach County Five Year Consolidated Plan (FY 2010-2015) and instructional materials distributed at fair housing educational events. Data is also utilized from the 2000 U.S. Census as directed by HUD. This information formed the basis of the [Palm Beach County Analysis of Impediments to Fair Housing Choice, Fiscal Years 2010-2015](#).

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

IMPEDIMENT(S) IDENTIFIED IN AI	GOALS TO ADDRESS IMPEDIMENTS	STRATEGIES TO MEET THE GOALS	ACCOMPLISHMENTS/ COMMENTS
Ensure that access requirements are always included in finished construction projects.	Full compliance in the future.	<ul style="list-style-type: none"> <li>• Building code officials shall ensure that all legally mandated access requirements are included before issuing C/O.</li> <li>• Inspectors, architects, engineers and construction professionals should stay abreast of updates to access requirements and building code regulations.</li> </ul>	<ul style="list-style-type: none"> <li>• This practice is being enforced by PBC government.</li> <li>• Continuing education to keep professional license up to date is mandated by the State.</li> </ul>
Manipulation of credit scoring methods to include discriminatory practices.	Financial institutions should apply the system fairly and educate the public of this practice by some lenders.	<ul style="list-style-type: none"> <li>• Impose regulation and oversight of the credit scoring process.</li> <li>• Non-bank lenders should be required to meet the same standards as institutional lenders.</li> <li>• Provide eligible homebuyers access to fair market mortgage loan financing.</li> <li>• Education and outreach Programs conducted by local fair housing entities.</li> </ul>	<ul style="list-style-type: none"> <li>• Although identified in the AI, the proposed strategy is not a function of County Government.</li> <li>• Although identified in the AI, the proposed strategy is not a function of County Government.</li> <li>• PBC has made available affordable fixed rate first mortgage loans with lower minimum credit score requirements than institutional lenders require. A total of 36 households were assisted.</li> </ul>
The use of predatory lending practices, especially on lower income households which makes them more likely to lose their home to foreclosure, is a strategy which is no longer prevalent.	Eliminate the practice through actions by the State/Federal governments; Educate the public about predatory lending so they are able to recognize when they are being subjected to it.	<ul style="list-style-type: none"> <li>• Federal and State governments should regularly review and revise legislation to keep pace with the changing tactics of predatory lenders.</li> <li>• Appropriate authority should bring non-bank lenders up to banking institutional standards.</li> <li>• Administrators of public funds should require developers who receive public funds for housing development to complete fair housing training.</li> <li>• Fair Housing organizations located within the County shall document any predatory lending occurrences in their records and pursue enforcement if necessary.</li> </ul>	<ul style="list-style-type: none"> <li>• Since the formulation of the AI, predatory lending practices are no longer prevalent as a result the decline of the housing market.</li> <li>• Although identified in the AI, the proposed strategy is not a function of County Government. The Dodd-Frank Wall Street Reform and Consumer Protection Act legislation was passed prohibiting unfair lending practices and expanding protection to borrowers.</li> <li>• All DES agreements require developers to be aware of and comply with fair housing requirements.</li> <li>• OEO provided seven (7) Fair Housing presentations during the FY 2012-2013, one of</li> </ul>

IMPEDIMENT(S) IDENTIFIED IN AI	GOALS TO ADDRESS IMPEDIMENTS	STRATEGIES TO MEET THE GOALS	ACCOMPLISHMENTS/ COMMENTS
			which was presented in Spanish.
Issues Related to Disability and Other Bases for Discrimination.	Reduce the incidences of fair housing discrimination on the basis of disability in Palm Beach County.	<ul style="list-style-type: none"> <li>Contract with the Legal Aid Society of Palm Beach County to identify and pursue enforcement actions against perpetrators.</li> <li>PBC Office of Equal Opportunity Fair Housing to identify and pursue enforcement actions against perpetrators.</li> </ul>	<ul style="list-style-type: none"> <li>16 cases related to discrimination on the basis of disability were identified and pursued.</li> <li>34 cases related to disability were investigated by the OEO.</li> </ul>
Practices related to rental and sale of housing (Discrimination often affects minorities, the disabled, and Native Americans).	Reduce the number of persons being discriminated against on the basis of age, race, national origin, and familial status.	<ul style="list-style-type: none"> <li>Educate realtors, developers and managers of rental properties on Fair housing issues related to steering, reasonable accommodation, refusal to rent or sell etc. on the basis of age (elderly), race, national origin, and familial status.</li> <li>Require all developers receiving federal funds through the County to develop an affirmative marketing plan.</li> </ul>	<ul style="list-style-type: none"> <li>131 cases were identified and investigated by the OEO and LAS.</li> <li>OEO provided seven (7) Fair Housing Presentations/seminars, and public display booths to educate realtors, rental property managers, renters and homeowners.</li> <li>All developers/non profits receiving funding were required to have developed an affirmative marketing plan.</li> </ul>

**c. Summary of Actions Taken in FY 2012-2013 to Overcome the Effects of the Impediments Identified in the AI**

Overview of Fair Housing Accomplishments (FY 2012-2013)

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

The following details the accomplishments of two of the three agencies mentioned above during FY 2012-2013.

1) The Legal Aid Society of Palm Beach County, Inc.

Palm Beach County, through its CDBG Program, provided FY 2012-2013 funding in the amount

of \$43,487 to the Legal Aid Society of Palm Beach County, Inc. to fund the implementation of the Fair Housing Project. The overall cost to undertake this activity was estimated at \$145,490 and the matching funds were provided by the Legal Aid Society of Palm Beach County from other sources. As a condition for receiving these funds, the Legal Aid Society of Palm Beach County was contractually required to do the following:

- Provide fair housing enforcement activities intended to identify and remedy discrimination in the housing industry.

As of September 30, 2013, the Legal Aid Society of Palm Beach County had met the contractual goals outlined in its agreement with Palm Beach County by initiating twenty-five (25) enforcement cases. The table below summarizes the fair housing activities which were undertaken in FY 2012-2013 by the Legal Aid Society of Palm Beach County, Inc.

### **Fair Housing Complaints**

#### Complaints by Basis

The Legal Aid Society of Palm Beach County, Inc. (LAS) used CDBG funds provided by the county to undertake twenty-five (25) enforcement cases during FY 2012-2013. The principal basis for complaint was Disability at nearly 64.0%. Second to Disability as a basis for complaint was Race, Age, and Familial Status (8.0% each), followed by Religion, Sexual Orientation, and National Origin (4.0% each). The most notable differences are that the majority of cases were Disability-related discrimination cases in addition to a reduction in the number of Age-related and National Origin-related cases reported during the year when compared to the previous year.

Basis for Complaints - FY 2012-2013  
Legal Aid Society of Palm Beach County, Inc.

Basis	FY 2011-2012		FY 2012-2013	
	Number	% of Total	Number	% of Total
Disability	30	41.7	16	64.0
Color	0	0	0	0.0
Race	8	11.1	2	8.0
Sex	1	1.4	0	0.0
Religion	0	0	1	4.0
Age	11	15.3	2	8.0
Familial Status	6	8.3	2	8.0
Sexual Orientation	5	6.9	1	4.0
Marital Status	1	1.4	0	0.0
National Origin	10	13.9	1	4.0
<b>TOTAL</b>	<b>72</b>	<b>100</b>	<b>25</b>	<b>100</b>

#### Complaints by Issues

Of the twenty-five (25) cases, Denial of Accommodation at 56.0% was the principal issue, followed by Rental Terms at 20.0%, Discrimination at 8.0%, and harassment at 8.0%.

Complaint Issues - FY 2012-2013  
Legal Aid Society of Palm Beach County, Inc.

Issue	FY 2011-2012		FY 2012-2013	
	Number	% of Total	Number	% of Total
Refusal to Rent	18	25	1	4.0
Discrimination/Sale	0	0	2	8.0
Harassment	6	8	2	8.0
Intimidation	0	0	0	0.0
Denial of Accommodation	23	32	14	56.0
Rental Terms	12	17	5	20.0
Retaliation	2	3	1	4.0
Predatory Lending	1	1	0	0.0
Selective Code Enforcement	0	0	0	0.0
Other: Homeownership	10	14	0	0.0
<b>TOTAL</b>	<b>72</b>	<b>100</b>	<b>25</b>	<b>100</b>

Complaints by Racial Composition

Of the twenty-five (25) complaints handled, most were filed by Whites (72.0%), followed by Blacks (16.0%) and Hispanics (8.0%).

Race Breakdown of Project Beneficiaries – FY 2012-2013  
Legal Aid Society of Palm Beach County, Inc.

Race	FY 2011-2012		FY 2012-2013	
	Number	% of Total	Number	% of Total
Asian, Native Hawaiian, Other Pacific Islanders	0	0	0	0.0
Black or African American	23	21.7	4	16.0
Hispanic or Latino Only	26	24.5	2	8.0
Hispanic/Latino and Black/African American	0	0	0	0.0
Hispanic/Latino and White	0	0	0	0.0
American Indians or Native Alaskan	0	0	0	0.0
White	56	52.8	18	72.0
Other Individual Race	2	2	1	4.0
Other Multiple Combinations	0	0	0	0.0
Unknown at time of Report	1	1	0	0.0
<b>Total</b>	<b>106</b>	<b>100</b>	<b>25</b>	<b>100</b>

Note: The above racial/ethnic data are based on self-identification by the complainants. Complainants are given the opportunity to select as many of the following racial/ethnic groups as they believe apply to them: American Indian or Native Alaskan, Asian, Black or African American, Native Hawaiian or Other Pacific Islander, Hispanic or Latino, White, and Other. FY 2012-2013 includes foreclosure cases clients.

Complaints by Income Group

Individuals and families with income at or below 80% of the County's Area Median Income (AMI) represented the majority of complaints filed for FY 2012-2013. Of these, the majority were very low income with 88.0% of the complaints filed.

Income Group of Persons Filing Complaints – FY 2012-2013  
 Legal Aid Society of Palm Beach County, Inc.

Income Group	FY 2011-2012		FY 2012-2013	
	Number	% of Total	Number	% of Total
Very Low Income	49	46.2	22	88.0
Low Income	33	31.1	2	8.0
Low/Moderate Income	11	10.4	0	0.0
Moderate Income and Higher	12	11.3	1	4.0
Unknown at Time of Report	1	1	0	0.0
<b>TOTAL</b>	<b>106</b>	<b>100</b>	<b>25</b>	<b>100</b>

Geographic Location of Complaints

Seventy-two percent (72.0%) of all complaints originated from within Palm Beach County (PBC) jurisdiction, with twenty-eight percent (28%) originating outside of PBC jurisdiction. Of the seventy-two percent (72.0%) originating within PBC jurisdiction, forty percent (40.0%) originated from unincorporated PBC and thirty-two percent (32.0%) from municipalities within PBC entitlement jurisdiction.

Geographic Location of Complaints Filed FY 2012-2013  
 Legal Aid Society of Palm Beach County, Inc.

Geographic Location	FY 2011-2012		FY 2012-2013	
	Number	% of Total	Number	% of Total
Unincorporated Palm Beach County	50	47	10	40.0
Municipalities within PBC Entitlement Jurisdiction	40	38	8	32.0
<b>Sub-Total (PBC Entitlement Jurisdiction)</b>	<b>90</b>	<b>85</b>	<b>18</b>	<b>72.0</b>
Incorporated Areas outside of the PBC Jurisdiction	16	15	7	28.0
<b>TOTAL</b>	<b>106</b>	<b>100</b>	<b>25</b>	<b>100</b>

2) Palm Beach County Office of Equal Opportunity

During FY 2012-2013, 76 individuals filed fair housing complaints with Palm Beach County's Office of Equal Opportunity (OEO); nearly the same as the number of complaints filed for the previous year. Of the 76 complaints, the majority were filed on the basis of Disability (44%), followed by complaints filed based on Race or Color (17%) and Familial Status (11%). The number of complaints and the number by basis both remained very consistent with the previous year.

Basis for Complaints - FY 2012-2013  
Palm Beach County Office of Equal Opportunity

Basis	FY 2011-2012		FY 2012-2013	
	Number	% of Total	Number	% of Total
Race or Color	14	19	13	17
Gender	3	5	3	4
Familial Status	9	12	8	11
National Origin	7	10	6	8
Religion	2	3	2	3
Disability	33	46	34	44
Age	1	1	0	0
Marital Status	0	0	0	0
Sexual Orientation	0	0	0	0
Retaliation	1	1	4	5
Other –Sexual Harassment	2	3	4	5
Other –Gender Identity/Expression	0	0	0	0
Other (Specify)	0	0	2	3
<b>Total</b>	<b>72</b>	<b>100</b>	<b>76</b>	<b>100</b>

Complaints by Issues

When categorized by issues, the 76 complaints received represented a total of 106 complaint issues. Discrimination in the conditions or terms of sale, rental occupancy or in services or facilities was the lead complaint issue (31%), followed by Denial of Reasonable Accommodation (25%) and Intimidation, Interference or Coercion (13%).

Complaint Issues - FY 2012-2013  
Palm Beach County Office of Equal Opportunity

Issue	FY 2011-2012		FY 2012-2013	
	Number	% of Total	Number	% of Total
Refusal to rent, sell, etc.	17	19	13	12
Falsely deny housing was available	3	3	9	8
Discriminate in the conditions or terms of sale, rental occupancy or in services or facilities	31	36	33	31
Advertise in a discriminatory way	4	5	9	8
Engage in blockbusting	0	0	0	0
Discriminate in financing	0	0	0	0
Discriminate in broker's services	0	0	1	1
Intimidation, interference or coercion	5	6	14	13
Sexual harassment	0	0	0	0
Denial of reasonable accommodation	23	26	26	25
Denial of reasonable modification	4	5	2	2
Retaliation	0	0	0	0
Accessibility	0	0	0	0
Other (Specify)	0	0	0	0
<b>Totals</b>	<b>87</b>	<b>100</b>	<b>106</b>	<b>100</b>

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

**October 2012**

The Fair Housing Project represented a tenant in a disability discrimination case. The tenant and her two children are all disabled, and the management company was trying to force them out. LAS assisted the tenant in maintaining her housing at the time, and was looking at the possibility of relocating her and her children to another property in the future.

**November 2012**

The Fair Housing Project represented a fifty-three (53) year old homebuyer who attempted to purchase a home in a fifty-five and older (55+) community and was denied due to his age. The prospective homebuyer was assisted through the administrative process and with potential conciliation.

**December 2012**

The Fair Housing Project represented Hispanic tenants in an eviction proceeding in which the landlord terminated water utility service to the home in order to force the tenants off the property. The family of four, including two minor children, remained in the residence for eleven days without water service. The mother and son suffer from disabilities and the lack of water service resulted in numerous health problems for the family and two hospitalizations. The case

was taken before the Court in an Emergency Motion to Restore Water and was able to have utility service reinstated and the landlord's eviction notice dismissed. The tenants were also awarded damages equivalent to three months' rent.

### **January 2013**

The Fair Housing Project assisted a client in requesting a reasonable accommodation to allow an Emotional Support Animal (ESA) in the client's unit. The Homeowner's Association had previously denied the client's request to allow the ESA and demanded that the client remove the animal immediately.

### **February 2013**

The Fair Housing Project assisted a tenant whose lease was terminated when her son stayed at the residence. The termination notice alleged that the occupancy limit for the one-bedroom unit was two adults and one child under twenty-four months of age. The tenant was also forced to sign an agreement upon move-out stipulating that additional money was owed to the landlord.

### **March 2013**

The Fair Housing Project represented a disabled woman who was being forced to use the community association's coin laundry machines instead of the washing machine and drying machine in her own unit. The public coin-operated machines are located on the second floor and the woman resided on the first floor. Due to her disability, climbing stairs and maneuvering the stairway with laundry was extremely difficult and potentially dangerous. The Fair Housing Project assisted the woman with requesting reasonable accommodation to allow her to use the washing machine in her own unit rather than the upstairs public laundry facility.

### **April 2013**

The Fair Housing Project represented a disabled woman whose Condominium Association had not approved her request for a reasonable modification to install a lift at her building. The lift was necessary as the woman required the use of a wheelchair and her condo was located on the second floor. The woman had accepted full responsibility for the cost of the modification and had provided the necessary estimates and construction plans to the Association. Five months after the submission of the plans, the Association had still not approved the reasonable modification request. As a result, the elderly, disabled woman was forced to physically drag herself up the stairs in order to access her unit.

### **May 2013**

The Fair Housing Project represented a disabled eighteen year old man who was denied approval by a rental community to move in with his mother. The man was formerly a participant in a nonprofit program which provides services and teaches independent living skills to children with mental illnesses. The man emailed the community requesting an application to become an authorized co-tenant and had received a message simply stating, "the Board said no." When the man's mother inquired as to why her son was denied, the property manager stated that the community would not approve any children from his special needs program.

### **June 2013**

The Fair Housing Project assisted a disabled person whose landlord threatened to "throw him

out” if he did not leave by June 27, 2013. Legal Aid Society was able to secure the client additional time to move out as a reasonable accommodation of his disability, as well as a full refund of his security deposit.

### **July 2013**

The Fair Housing Project assisted a disabled, elderly person residing in a senior (55+) community. The person’s forty-eight (48) year old daughter moved into the unit to provide care and supervision to her disabled mother. The board of directors declined renewing the renters lease as the renter’s daughter had not met the community’s 55+ age requirement. The Fair Housing Project requested an appeal of the Board’s decision and a reasonable accommodation to the community’s age restriction, allowing the renter’s daughter to reside with her as a live-in caretaker.

### **September 2013**

The Fair Housing Project assisted a person residing with his nine-year old daughter in a studio condominium in West Palm Beach. The person, who has owned the condominium for over twenty years, was being harassed by the condominium board due to the presence of his daughter.

## **Education Provided by PBC Office of Equal Opportunity (OEO) in FY 2012-2013**

### **September 2012**

- Fair Housing Presentation at the Lakes of Delray, attended by 40 Board members.

### **October 2012**

- Beyond Blind Festival at Albacoa Center in Jupiter had approximately 500 attendees.

### **November 2012**

- Salsa Festival in Greenacres had approximately 1,000 attendees.

### **December 2012**

- The Women of Tomorrow presentation was held at the McEaddy Conference Room at the Vista Center in West Palm Beach and had approximately 30 students attend.

### **January 2013**

- South Florida Fair at the West Palm Beach Fairgrounds.

### **March 2013**

- R.E.A.C.H. Fair in C.L. Brumback Community Health Center
- Art Fest by the Sea in Jupiter.
- Royal Palm Arts & Music Festival in Royal Palm Beach had approximately 10,000 attendees.
- Fair Housing Presentation at Palm Springs Middle School was presented in Spanish and had 22 attendees.
- Pride Fest at Bryant Park in Lake Worth had approximately 10,000 attendees.

**April 2013**

- Delray Beach Affair in Delray Beach had approximately 20,000 attendees.
- Fair Housing Presentation at the United Way had approximately 20 attendees.
- Fair Housing Presentation at the Dolly Hand Cultural Arts Center in Belle Glade had approximately 75 attendees.
- Fair Housing Contest/Equal Employment Presentation at Grove Elementary was attended by 60 students.

**May 2013**

- Careers for Women at Lake Shore Middle School had approximately 20 students attend.
- Careers for Women at Roosevelt Middle School had approximately 20 students attend.
- Fair Housing Presentation at Northboro Elementary.

**June 2013**

- Fair Housing Presentation at Palm Beach Bar Association had 40 attendees.

### **III. ASSESSMENT OF ANNUAL PROGRESS**

#### **2. Affordable Housing**

##### **a. Comparison of renter and owner households assisted**

During FY 2012-2013, Palm Beach County utilized CDBG, HOME, ESG, NSP1, NSP2, NSP3, SHIP, DRI and Public Housing Authority Programs to assist a total of 2,105 affordable housing units (50 owners and 2,055 renters). This accomplishment surpassed the Five Year Plan affordable housing target projection of 1,927 by 178 units (9%). In addition, it exceeded the AP target of 726 units by 1,379 units (289%). See table below for details.

During FY 2012-2013, the County provided ownership assistance, either through first mortgages and/or second mortgages, for the acquisition of 42 units. This amount fell short of the FY 2012-2013 AP target of 126 units by 66% (84 units). This was primarily due to higher than anticipated rehabilitation costs associated with foreclosed or short-sale NSP1 and NSP2 properties. Many of these properties required more rehabilitation than was anticipated in order to correct code violations and/or bring the property up to habitable standards. This caused a reduction in the number of owner units that were able to be assisted.

The County assisted in the production/provision of assistance to 2,055 renter units/households during FY 2012-2013 which exceeded the AP goal of 592 units and the Five Year Plan goal of 243 units. This was due to ESG Program funding for the provision of rental assistance to prevent homelessness (876 households); DRI Program funding to rehabilitate 737 housing authority-owned units; NSP2 funds for the acquisition of 13 single family housing units and construction of 226 multi-family housing units that will be rented to low- and moderate-income households, and the estimated 103 new renter households assisted through the public housing Section 8 and Family Unification Programs. (The public housing figure assumes an annual 5% turnover of housing vouchers).

The following table illustrates Palm Beach County's affordable housing targets and accomplishments for FY 2012-2013. Figures are comprised of housing units provided through the following programs: 1) CDBG Single-Family and Multi-Family Rehabilitation Programs; 2) HOME CHDO Administered Program; 3) ESG Program; 4) NSP1 1<sup>st</sup> and 2<sup>nd</sup> Mortgage Program; 5) NSP1 Residential Redevelopment Grant Program; 6) NSP2 1<sup>st</sup> and 2<sup>nd</sup> Mortgage Program; 7) NSP2 Redevelopment Program; 8) NSP3 1<sup>st</sup> and 2<sup>nd</sup> Mortgage Program; 9) SHIP Rehabilitation/Barrier Free Program; 10) DRI Housing Projects; and 11) Public Housing Authorities.

**FY 2012-13  
Palm Beach County  
Affordable Housing Targets and Accomplishments**

	Activity	Overall 5-Yr Plan	Average Annual 5-Yr Plan	FY 12-13 AP Targets	FY 2012-13 Accomplishments
Owner	New Construction	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
	- Ext. Low (0-30%)	0	0	0	0
	- Low (31-50%)	0	0	0	0
	- Moderate (51-80%)	0	0	0	0
	-Middle (81-120%)	0	0	0	0
	Acquisition	<u>513</u>	<u>103</u>	<u>126</u>	<u>42</u>
	- Ext. Low (0-30%)	64	13	3	5
	- Low (31-50%)	142	29	36	20
	- Moderate (51-80%)	227	45	42	11
	-Middle (81-120%)	80	16	45	6
	Rehabilitation	<u>187</u>	<u>38</u>	<u>8</u>	<u>8</u>
	- Ext. Low (0-30%)	49	10	3	0
	- Low (31-50%)	63	13	4	7
	- Moderate (51-80%)	66	13	1	1
	-Middle (81-120%)	9	2	0	0
<b>Total Owners</b>		<b>700</b>	<b>141</b>	<b>134</b>	<b>50</b>
Renter	New Construction	<u>164</u>	<u>33</u>	<u>274</u>	<u>260</u>
	- Ext. Low (0-30%)	41	8	3	58
	- Low (31-50%)	49	10	139	90
	- Moderate (51-80%)	74	15	132	112
	-Middle (81-120%)	n/a	n/a	0	0
	Rehabilitation	<u>133</u>	<u>27</u>	<u>60</u>	<u>803</u>
	- Ext. Low (0-30%)	109	23	30	300
	- Low (31-50%)	12	2	30	373
	- Moderate (51-80%)	12	2	0	130
	-Middle (81-120%)	n/a	n/a	n/a	0
	Acquisition	<u>16</u>	<u>n/a</u>	<u>111</u>	<u>13</u>
	- Ext. Low (0-30%)	4	n/a	6	1
	- Low (31-50%)	3	n/a	10	4
	- Moderate (51-80%)	9	n/a	42	8
	-Middle (81-120%)	n/a	n/a	53	0
Public Housing & Rental Assistance Programs					
- Ext. Low (0-30%)	<u>914</u>	<u>183</u>	<u>147</u>	<u>979</u>	
- Low (31-50%)	869	174	147	959	
- Moderate (51-80%)	45	9	0	18	
-Middle (81-120%)	0	0	0	2	
	n/a	n/a	n/a	0	
<b>Total Renters</b>		<b>1,227</b>	<b>243</b>	<b>592</b>	<b>2,055</b>
<b>GRAND TOTAL</b>		<b>1,927</b>	<b>384</b>	<b>726</b>	<b>2,105</b>

**b. Assessment in meeting Section 215 Goals**

Section 215 requirements for affordable owner housing maintain that housing unit value cannot exceed 95% of the median value for the area. For the 2012 calendar year, the median sales price for a single-family home in Palm Beach County was \$216,800 (Florida Data Clearinghouse, Shimberg Center for Affordable Housing, University of Florida, 2012-[www.flhousingdata.shimberg.ufl.edu/](http://www.flhousingdata.shimberg.ufl.edu/)). Using the 2012 median sales price, the maximum value of an affordable owner housing unit under the Section 215 definition was \$205,960.

Section 215 requirements for affordable renter housing state that rents cannot exceed 30% of the adjusted income of a family earning 65% of median income for the area.

During FY 2012-2013, all 42 of the homes acquired for homeownership were assisted under the HOME, NSP1, NSP2, and NSP3 Programs met Section 215 requirements.

All rental units assisted during FY 2012-2013 meet Section 215 requirements since all were funded under, NSP, HOME, CDBG, or DRI Programs, under which DES specifically requires the HOME Affordable Rents determination be used.

**c. Efforts to Address Worst Case Needs**

According to HUD, worst-case housing needs are defined as very low-income (below 50% AMI) renter households who pay more than half their income for rent, and households in substandard condition housing units, or both. HUD's Worst Case Housing Needs 2011 Report to Congress indicates that worst case needs continue to grow at record rates for renter households, primarily due to increases in rental housing demand and shrinking supply of available affordable rental units.

For FY 2012-2013, the County's efforts to assist worst-case housing needs included:

- the completion of 148 new construction rental units for <50% AMI households;
- the rehabilitation of 8 owner-occupied single family homes to address substandard conditions;
- the acquisition and rehabilitation of 5 housing units for affordable rental to <50% AMI households;
- rental subsidy to 977 households (0-50% AMI) through housing voucher or direct financial assistance programs; and
- policy implementation to prevent involuntary relocation.

**d. Efforts to Address the Accessibility Needs of Persons With Disabilities.**

Palm Beach County's efforts to address accessibility for persons with disabilities require that all new construction must meet the accessibility requirements of Section 504 and the Fair Housing Act. In addition, the rehabilitation of owner-occupied homes or newly purchased homes includes accessibility features when needed for families with disabled heads of household. During FY 2012-2013, DES rehabilitated three owner-occupied housing units in which there was a disabled head of household.

Palm Beach County's Non-Homeless Special Needs Priority is to increase the supply of supportive housing for the non-homeless special needs population. This is achieved by utilizing funds that are "reasonably expected to be made available" (entitlement grants), as well as coordination with other agencies and service providers to obtain funding resources or provide support for funding applications to enable persons with special needs, including persons with HIV/AIDS and their families, to obtain a suitable and adequate living environment.

**Palm Beach County**  
**Affordable Housing Targets and Accomplishments**  
**For FY 2012-2013, by Program**

Activity	Overall 5-Year Plan	Avg. Annual 5-YR Plan	FY 12-13 AP Targets	CDBG	HOME	ESG	NSP 1	NSP 2	NSP 3	SHIP	DRI	HPRP	Section 8	Total FY 12-13
<b>Owner</b>														
<b>New Construction</b>														
Ext. Low (0-30%)	0	0	0							0				0
Low (31-50%)	0	0	0	N/A	N/A	N/A	N/A	N/A	N/A	0	N/A	N/A	N/A	0
Moderate (51-80%)	0	0	0							0				0
Middle (81-120%)	0	0	0							0				0
Sub-total	0	0	0							0				0
<b>Acquisition</b>														
Ext. Low (0-30%)	64	13	3		3		0	0	2	0				5
Low (31-50%)	142	29	36	N/A	3	N/A	2	2	13	0	N/A	N/A	N/A	20
Moderate (51-80%)	227	45	42		0		1	1	9	0				11
Middle (81-120%)	80	16	45		N/A		0	0	6	0				6
Sub-total	513	103	126		6		3	3	30	0				42
<b>Rehabilitation</b>														
Ext. Low (0-30%)	49	9	3							0				0
Low (31-50%)	63	13	4	7						0				7
Moderate (51-80%)	66	13	1	0	N/A	N/A	N/A	N/A	N/A	1	N/A	N/A	N/A	1
Middle (81-120%)	9	2	0	0						0				0
Sub-total	193	38	8	7						1				8
<b>Total Owners</b>	<b>700</b>	<b>141</b>	<b>134</b>	<b>7</b>	<b>6</b>	<b>N/A</b>	<b>3</b>	<b>3</b>	<b>30</b>	<b>1</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>50</b>
<b>Renter</b>														
<b>New Construction</b>														
Ext. Low (0-30%)	41	8	3					39			19			58
Low (31-50%)	49	10	139	N/A	N/A	N/A	N/A	88	N/A	N/A	2	N/A	N/A	90
Moderate (51-80%)	74	15	132				99	99			13			112
Middle (81-120%)	N/A	N/A	0				0	0			0			0
Sub-total	164	33	274				226	226			34			260
<b>Acquisition</b>														
Ext. Low (0-30%)	4	N/A	6		N/A	N/A	1	1	0					1
Low (31-50%)	3		10				4	4	0					4
Moderate (51-80%)	9		42				8	8	0					8

Activity	Overall 5-Year Plan	Avg. Annual 5-YR Plan	FY 12-13 AP Targets	CDBG	HOME	ESG	NSP 1	NSP 2	NSP 3	SHIP	DRI	HPRP	Section 8	Total FY 12-13
Middle (81-120%)	N/A		53					0	0					0
Sub-total	16		111					13	0					13
<b>Rehabilitation</b>														
Ext. Low (0-30%)	109	23	30	33						0	267			300
Low (31-50%)	12	2	30	33	N/A		N/A	N/A	N/A	0	340		N/A	373
Moderate (51-80%)	12	2	0	34						0	96			130
Middle (81-120%)	N/A	N/A	N/A	N/A						0	0			0
Sub-total	133	27	60	100						0	703			803
<b>Public Housing/Rental Programs</b>														
Ext. Low (0-30%)	869	174	147	N/A			N/A	N/A	N/A	0	N/A			959
Low (31-50%)	45	9	0							0				18
Moderate (51-80%)	0	0	0							0				2
Middle (81-120%)	N/A	N/A	0							0				0
Sub-total	914	183	147			876				0				979
<b>Total Renters</b>	<b>1,227</b>	<b>243</b>	<b>592</b>	<b>100</b>	<b>0</b>	<b>876</b>	<b>0</b>	<b>239</b>	<b>0</b>	<b>0</b>	<b>737</b>	<b>0</b>	<b>103</b>	<b>2,055</b>
<b>Grand Total</b>	<b>1,927</b>	<b>384</b>	<b>726</b>	<b>107</b>	<b>6</b>	<b>876</b>	<b>3</b>	<b>242</b>	<b>30</b>	<b>1</b>	<b>737</b>	<b>0</b>	<b>103</b>	<b>2,105</b>

### **III. ASSESSMENT OF ANNUAL PROGRESS**

#### **3. Continuum of Care**

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

Palm Beach County's Continuum of Care is known as the Homeless and Housing Alliance (HHA) of Palm Beach County. The HHA's primary purpose is to deliver a comprehensive and coordinated continuum of services to the homeless and those who are at risk of becoming homeless. Palm Beach County Division of Human Services serves as the collaborative applicant and stands ready to serve as the unified funding agency on behalf of the HHA. Membership in the HHA is community-based and includes representatives from government, business, formerly homeless individuals, law enforcement, homeless service providers, faith-based organizations, education, veterans, health care, and concerned individuals.

The HHA has charged with the responsibility to seek funding for homeless services particularly as they relate to housing and support services. These funding sources include, but are not limited to: the HUD Continuum of Care Assistance Grant; the Emergency Solutions Grant; the Florida Department of Children and Families Office on Homelessness Grants; governmental and private foundation grants. The HHA researches funding opportunities and communicates its findings to the HHA membership. Often, the Collaborative Applicant and the HHA is tasked to assist with various grant reviews and application preparation.

The Board of County Commissioners (BCC) adopted the *Ten-Year Plan to End Homelessness in Palm Beach County (Ten-Year Plan)* in 2008. The Plan was developed through coordinated efforts of the HHA, the County's Homeless Advisory Board, and PBC's Homeless Coalition. The *Ten-Year Plan* outlines a strategy to design, fund and develop permanent housing solutions for the County's homeless population. The *Ten-Year Plan* also creates an integrated, countywide response to ending homelessness that encourages and supports collaboration, offering long-term solutions. The *Ten-Year Plan* is a living document; one that will evolve as additional needs are recognized, as solutions are identified and as progress is made. A major accomplishment and a cornerstone of the *Ten-Year Plan* has been the purchase and renovation of the County's first regional homeless resource center, which offers homeless services based on the Housing First model. The facility, known as the Senator Philip D. Lewis Center (Lewis Center), opened its doors in 2012 and became fully operational on January 2, 2013.

The Homeless Advisory Board formally aligned with the Homeless Coalition of Palm Beach County, Inc. through a Memorandum of Agreement that was approved by the Board of County Commissioners. This partnership has streamlined the resources available to the homeless community resulting in a reduction of duplicated efforts.

## Summary of the Accomplishments Relating to the *Ten Year Plan* Goals

### GOAL 1

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

- **Universal Intake and Central Point of Access**

A Universal Assessment Tool and Universal Intake Procedure was developed by the HHA. These procedures were adopted by the HHA and have been implemented throughout the County. The Central Point of Access to Services was also implemented with the opening of the Lewis Center. The HHA continues to research best practice methods to prioritize needs that address the volume of referrals received through the Lewis Center.

- **Homeless Resource Center**

In July 2012 the Lewis Center, the County's Homeless Resource Center, opened its doors with 20 emergency beds and added 20 more beds in October 2012. On January 2, 2013 the final 20 emergency beds were added. The Center became fully operational in January 2013 with 60 emergency beds available for homelessness individuals and dedicated funds for hotel vouchers for homeless families. The Lewis Center serves as the County's central point of access and key source of data collection. Homeless individuals are referred to the Lewis Center from community navigation points where initial screening for appropriate referrals takes place.

### GOAL 2

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#### **Provide Interim Housing Services for Homeless Individuals/ Families**

- During FY 2012-2013, the HHA's Housing Inventory Committee worked collaboratively with HMIS Lead Agency to ensure that all housing resources participating in HMIS accurately reflected the number of beds as well as their appropriate housing type. It was determined that some agencies had not reported changes in beds and housing components which impeded the HHA's ability to evaluate housing needs.
- The Homeless Advisory Board and HHA's Discharge Planning Committee organized a work group to evaluate the development of medical respite housing beds. The first community partners to join this work group were Catholic Charities and Genesis Community Health Center. Once a white paper has been finalized, the work group will begin to seek the participation of the local hospitals.

### GOAL 3

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#### **Coordinate Partnerships and Resources for Homeless Services**

- The Homeless Advisory Board (HAB) and all of those working on the *Ten-Year Plan's* implementation continued to represent a broad range of constituencies, from the faith-based community to the business community and those who themselves have experienced homelessness.
- During the past fiscal year, HHA members, the Homeless Coalition and the Homeless Advisory Board participated in the Five-Year Review of the *Ten-Year Plan* completed by the National Alliance to End Homelessness (NAEH). Staff from NAEH conducted

surveys and phone interviews as well as evaluated the progress in implementing the *Ten-Year Plan*. NAEH staff also compared the *Ten-Year Plan* to the Federal Opening Doors Plan to End Homelessness. NAEH provided a report of their analysis during a one-day workshop.

- The Homeless Coalition continued working to raise funds in support of the *Ten-Year Plan*. Several fundraising events were held during FY 2012-2013 including the annual Senator Philip D. Lewis Recognition Breakfast.
- The Homeless Coalition, Homeless Advisory Board and HHA have worked closely with Palm Beach County Legislative Affairs staff regarding a dedicated source of funding to help support homeless services throughout Florida. The above entities also have advocated adding a ninth category of local discretionary surtax to fund homeless services. The latter, if approved, would afford counties in Florida the opportunity to take this to referendum.

#### **GOAL 4**

#### **Improve Access to Homeless Services with Outreach and Education**

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##### **National Hunger and Homelessness Awareness Week 2012**

- The County observed National Hunger and Homelessness Awareness Week 2012 (November 10-18, 2012). The Homeless Coalition sponsored multiple activities during this week, including speaking engagements for community organizations. The primary goal of the event was to encourage a conversation about homelessness in every home in Palm Beach County during the week. Over 35 volunteers visited and read to 5 elementary schools, 1 middle school, 2 charter schools, 1 university and 1 service organization, making 143 presentations reaching 2,293 children and 143 adults. Discussions also took place regarding homeless issues and the new face of homelessness. During this week Alpha Kappa Alpha Sorority, with over 50 women in attendance, provided a service project at the Lewis Center and donated 30 bags of essential items. The Homeless Coalition partnered with local Chick-fil-A establishments for a joint food drive. Florida Atlantic University held a fundraiser at which over 700 pounds of food was collected. A press conference was held with Commission Priscilla Taylor speaking about the Homeless Advisory Board and the issues and needs of the homeless population in our community. There was media coverage for this press conference. Many other smaller events were held during this week to raise awareness of the homelessness issue in our community.
- The Homeless Coalition coordinated six (6) Project Homeless Connects during FY 2012-2013. Over 1,800 homeless or at risk of being homeless individuals attended these events. These included 3 Project Homeless Connect events held during the Point-In-Time Count in January 2013. The Project Connects were held in Belle Glade, Lake Worth, Riviera Beach and West Palm Beach. In-kind donations totaled over \$85,000 for all six events. Attendees were able to receive free haircuts, toiletries, groceries, bicycles, clothing and other related items during these events. Over two hundred volunteers participated as well as various community partners. Another major accomplishment at each Project Homeless Connect was the ability to provide an opportunity for homeless persons to obtain an identification card. This was done through grant funding, which allowed the Homeless Coalition to partner with St. Ann Place. The Project Homeless Connect events

were made possible during FY 2012-2013 through the generosity of TJMAXX, United Way of Palm Beach and other private supporters.

- Many new partnerships have been developed during this time period. Clear Channel Media has committed to over \$1,000,000 of air time to help spread awareness and promotions through public service announcements. A fundraising luncheon to support the Lewis Center was held during the National Hunger and Homelessness Awareness Week at which \$90,000 was raised. Through the generosity of the community the Homeless Coalition has been able to fully stock the donation center at the Lewis Center providing warm welcome kits filled with full size toiletries and other necessities as well as clothing, linens, house wares, food pantry, diapers and many other items. Over 1,550 Lewis Center customers made use of the center during the first year of operation.

## **GOAL 5**

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### **Prevent Individuals and Families from Becoming Homeless**

- An SSI/SSDI Outreach, Access, and Recovery (SOAR) Program has been established as a joint effort between Human Services and the United Way as a method to expedite SSA disability applications. The HHA conducted certified SOAR training program for its agencies. More than 81 caseworkers have been trained to date. The SOAR agencies continue to train and certify case managers to provide assistance to potentially eligible homeless applicants. United Way continues to support the evaluation component of the program.
- The Palm Beach County Veterans Coalition, a sub-committee of the Homeless and Housing Alliance, continued to meet bi-monthly, bringing together representatives of veteran-serving agencies, advocates and interested citizens, in order to promote collaboration and sharing of resources related to this special population.

## **GOAL 6**

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### **Secure a Stable Stock of Affordable/Accessible Housing**

- The Homeless Coalition and HHA along with the HUD Miami Field Office staff met with the local Public Housing Authorities to discuss partnerships and the possibility of set-aside vouchers for stable homeless individuals and families.
- The Homeless Coalition hired a consultant to evaluate Palm Beach County's existing housing stock and to determine the need for additional resources. The consultant conducted surveys and interviewed the community and evaluated data from HMIS and the annual housing inventory chart. Based on the information gathered, a Housing Plan was developed. Once finalized, the Housing Plan will be utilized to develop new housing stock, to identify landlords and to establish a coordinated network of available existing housing resources.
- Gulfstream Goodwill Industries continues to research available properties to purchase, thereby providing affordable housing options for participants of permanent supportive housing programs that are ready to move into permanent housing.

## **GOAL 7**

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### **Provide System Oversight and Evaluation of the *Ten-Year Plan***

- The Homeless Advisory Board’s Strategic Planning Subcommittee has been working on the alignment of the Palm Beach County *Ten-Year Plan* with the Federal Strategic Plan to End Homelessness. During much of 2012-2013, the concentration of the committee was centered on back door services for participants at the Lewis Center. The Committee has also focused on the implementation and evaluation of the *Ten-Year Plan* and increasing affordable housing.
- The Homeless Management Information System (HMIS) entered its’ 12<sup>th</sup> year of continual operation with 34 cooperating agencies inputting client level data from 77 programs. The network currently has 199 licensed users and contains over 122,590 client records amassed over the past 11 years. The amount of client records has dropped slightly due to a Bowman System purge that was reported in the Annual Homeless Assessment Report (AHAR) this past fiscal year.

The Continuum of Care Program is not the only source of funding to assist homeless persons or those at risk of becoming homeless in the County. The Palm Beach County Department of Economic Sustainability (DES) also administers several federal programs that are either designed to directly benefit the homeless or those at risk of becoming homeless as well as assist low and moderate income persons. The latter group unequivocally includes those considered to be special needs persons as well as the formerly homeless. A summary of these programs and accomplishments during FY 2012-2013 are outlined below.

#### ESG Program

During FY 2012-2013, the County was awarded a total of \$531,619 in ESG funding. The funds were provided as grants to non-profit agencies for the operation and maintenance of emergency shelters/transitional housing facilities and to support homeless prevention and rapid re-housing activities.

A total of 12 agencies that provide emergency shelter/transitional housing or homeless prevention services to the homeless and those at risk of homelessness received funding under the FY 2012-2013 ESG program. A total of \$318,971 was awarded in the operation/maintenance of shelters category and of that amount, \$318,532.64 was expended by the end of the fiscal year and resulted in 2,031 individuals receiving shelter night stay. Approximately \$173,994.81 (this includes \$1,217.81 of prior years’ ESG funding which was reallocated to a non-profit) was programmed for homeless prevention activities and rapid re-housing of which \$172,799.75 was expended and 966 persons who were “at risk” received assistance.

#### CDBG Program

For the CDBG Program, \$722,704 was awarded to public service agencies that provide services for homeless individuals and families as well as to non-homeless special needs persons. A total of 6,000 persons benefitted from the CDBG activities and the agencies collectively expended \$676,823.

#### NSP-1

Palm Beach County funded the acquisition and rehabilitation of a homeless resource center under the NSP-1 Program in the amount of \$7.5 million. The center is located within the City of West Palm Beach and will serve as the County’s central point of access and key source of data

collection for the County’s homeless population. The renovation of the building began during FY 2009-2010 and was completed in FY 2011-2012. In March 2012 the BCC elected to open the center in the summer of 2012 using a phase-in approach. The center opened its doors on July 2, 2012 with a total of 20 beds. Another 20 beds were added to the facility on October 1, 2012. The final 20 beds were made available on January 2, 2013.

Financially Assisted Agencies

In providing for human services needs, Palm Beach County augments its own services it offers by providing financial assistance to community-based organizations. Financially Assisted Agencies (FAA) is a program within the County’s Department of Community Services. Funded organizations are monitored to ensure strict fiscal and service integrity. A volunteer Citizens Advisory Committee appointed by the Board of County Commissioners assist in the assessment of needs of the county and recommends service priorities. For FY 2012-2013 the service priorities were defined as economic sustainability, senior services and youth violence. A total of \$12,220,011 was allocated under the FY 2012-2013 FAA program. The \$12,852,521 was expended on various activities throughout the county. Forty-nine (49) agencies received FAA funding during FY 2012-2013 and approximately 19,222 persons were served.

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

ESG

During FY 2012-2013, Palm Beach County used ESG dollars to fund five agencies that provided services to address the needs of individuals who were at risk of becoming homeless. The agencies funded, the amount of funding provided, and the number of beneficiaries served, and amounts expended are shown in the table below.

**ESG ACCOMPLISHMENTS – HOMELESS PREVENTION**

AGENCY	FUNDS AWARDED	ANTICIPATED BENEFICIARIES	ACTUAL BENEFICIARIES	EXPENDITURES
<b>Adopt-A-Family of the Palm Beaches</b>	\$93,777	272	431	\$927,433.35
<b>Children’s Case Management</b>	\$14,000	240/242 (Before amendment/after amendment)	104	\$15,217.81
<b>Center for Family Services</b>	\$40,000	168	233	\$39,838.64
<b>CILO</b>	\$25,000	30	108	\$24,999.95
<b>Vita Nova</b>	<b>\$0.</b>	<b>0</b>	<b>90</b>	<b>\$0.</b>
<b>TOTAL</b>	<b>\$172,777</b>	<b>710</b>	<b>966</b>	<b>\$172,799.75</b>
		<b>INDIVIDUALS</b>	<b>INDIVIDUALS</b>	

**c. Federal Resources Obtained from the HUD Homeless Continuum of Care NOFA**

The Palm Beach County Board of County Commissioners, through the Division of Human Services as Collaborative Applicant, submitted the 2012 HUD Continuum of Care grant application. This included a total of twenty-two (22) projects and seeking \$5,882,400 in funding.

HUD announced funding for twenty-one (21) renewal projects for Palm Beach County, totaling \$5,571,683.

The funding received by the participating agencies provides: supported transitional housing; a sponsor-based rental assistance program for the homeless; permanent supportive housing; childcare; employment assistance; life skills training; case management and supportive services appropriate to the individual projects.

The table below indicates the agencies who received FY 2012 CoC funding as well as the two projects funded from previous years, the level of funding and the number of beneficiaries served. A total of 823 single individuals and 140 families, consisting of 399 family members, were assisted under the Continuum of Care during FY 2012-2013.

**2012-2013 CONTINUUM OF CARE ACTIVITIES**

AGENCY	PROGRAM TYPE	AMOUNT AWARDED	BENEFICIARIES
Bridges to Success	SHPR	\$217,295	12 Families/48 People
Casa Vegso	SHPR	\$108,570	
Center of Hope Transitional Housing	SHPR	\$238,187	129 Individuals
Flagler Project	S+CR	\$389,560	37 Individuals
Harmony House West	SHPR	\$234,127	14 Families/45 People
Haven House	SHR	\$393,463	24 Individuals
HMIS (2)	SHPR	\$158,159	CMIS Services Only
Joshua House	SHPR	\$190,305	24 Individuals
New Avenues	SHP	\$211,177	14 individuals
Project Family Care	SHPR	\$293,574	40 Families/105 People
Project Home II	SHPR	\$138,620	9 Individuals
Project Home III	SHPR	\$144,247	8 Individuals
Project Safe II	SHPR	\$215,851	44 Families/127 People
Project Succeed	SHPR	\$1,037,448	67 Individuals
Project Succeed 3	SHPR	\$140,650	9 Individuals
Project SUCCESS	SHPR	\$444,439	71 Individuals
Recovery Village Plus	SHPR	\$65,668	8 Families/20 People
Transitions Home	SHPR	\$131,618	13 Families/21 People
Operation Home Ready	SHPR	\$137,181	10 Individuals
A Place Called Home	SHPR	\$208,070	9 Families/33 People
New Avenues II*	SHPR	\$410,548	22 Individuals
Palm Beach County Collaborative Applicant	CA	\$62,926	Planning Grant
<b>TOTAL</b>		<b>\$5,571,683</b>	<b>140 Families 823 Individuals</b>

\*Two Year Grant

### **III. ASSESSMENT OF ANNUAL PROGRESS**

#### **4. Describe Other Actions In Action Plan Taken to:**

##### **a. Address Obstacles to Meeting Underserved Needs**

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

#### **Housing**

The Housing Strategy, outlined in the Five Year Consolidated Plan, identified the primary obstacle to meeting underserved needs as the lack of sufficient funding resources to address identified needs. The following is a summary of activities/active taken during the year to alleviate the housing problems faced by the underserved population.

- The County continued to implement programs to increase the availability and supply of affordable housing. This includes the mandatory Workforce Housing Program (WHP) which provides for the development of workforce housing units in all new residential developments in unincorporated Palm Beach County. The program is intended to serve the housing needs of people employed in economically viable jobs. Since the inception of the Workforce Housing Program, 1,179 total workforce housing units have been approved.
- There are currently five CLTs operating in the County. Four of these are operated by non-profit organizations (Northwood Renaissance, Adopt-A-Family of the Palm Beaches, the Community Land Trust of Palm Beach County, and the Housing Partnership) and one by the City of Delray Beach. The CLT concept provides homeownership opportunities to very low, low- and moderate-income persons through the CLT owning the land and the housing unit is generally owned by the homeowner. Affordability is generally insured by the CLT leasing the land to the homeowners for a period of ninety-nine years.
- Palm Beach County operated a first and second mortgage program under the NSP2 and NSP3 Programs. Under these programs, purchase and rehabilitation financing totaling approximately \$5.2 million was provided to 36 very low, low- and moderate-income homeowners at interest rates of below 4%.
- Palm Beach County awarded NSP2 funding totaling \$22M to construct affordable rental units. A total of 225 units were completed during FY 2012-2013 and a 63 unit development will be completed in FY 2013-2014.
- Palm Beach County awarded NSP3 funding totaling \$2.6M to purchase and/or rehabilitate affordable rental housing units. A 65 unit housing facility was purchased during FY 2012-2013 to be rehabilitated. Funds were also used to construct 5 detached units to be rented to families with incomes at or below 50% of the AMI.

- \$318,516 in HOME funds, administered through CHDOs, was used for the purchase of six homes to assist low income families during FY 2012-2013.
- The State funded SHIP Program used \$60,000 to provide homeowner assistance to one (1) family with income at or below 80% of the AMI.
- Palm Beach County CDBG funds were used to rehabilitate seven (7) home-owner occupied units and a 100 unit public housing rental complex. All beneficiaries from these activities will be families with incomes at or below 80% of the AMI.

### **Homeless**

The Five Year Plan identifies the following as the major obstacles to meeting the needs of the homeless and special needs population: inadequate resources; difficulty in placing certain types of individuals and families; accessing services for clients; finding employment and providing job training skills; inadequate number of homeless shelter beds; absence of a streamlined intake process for the homeless; and, lack of community awareness of the needs of the homeless.

- Under the FY 2012-2013 Continuum of Care (CoC) Homeless Assistance Program (Supportive Housing Programs and Shelter Plus Care Grants), HUD awarded Palm Beach County a total of \$5,571,683 to twelve (12) agencies operating twenty-one (21) renewal projects. These funds were used to assist 823 individuals and 140 families consisting of 399 persons. The CoC funding supported transitional housing for individuals and families, permanent supportive housing; a sponsor-based rental assistance program for the homeless; childcare; employment assistance; life skills training; case management and supportive services appropriate to the individuals as well as the Homeless Management Information System. The homeless persons served by the funded projects included the following subpopulations: chronically homeless individuals, severely mentally ill, chronic substance abusers, veterans, victims of domestic violence, families, persons with mental illness who are treatment resistant, pregnant or parenting teenage women and their babies, unaccompanied youth under 18 years of age, persons with HIV/AIDS and persons designated as chronic homeless.
- Under the FY 2012-2013 ESG Program, twelve (12) agencies were awarded funding to assist approximately 2,466 unduplicated persons who were homeless or at risk of becoming homeless. At the end of the fiscal year 3,013 unduplicated individuals were assisted. Of those assisted 966 were at risk of becoming homeless and 32 were classified as chronically homeless.
- Under the CDBG FY 2012-2013 Program \$672,946 was provided to six agencies including the Senator Philip D. Lewis Center for the provision of direct homeless assistance to an estimated 1,083 unduplicated persons. At the end of the year a total of 5,708 individuals were helped.
- The Palm Beach County Division of Human Services used funds through Ryan White Part A, Financially Assisted Agencies and Emergency Food and Shelter Program to assist persons at risk of homelessness.

- The Homeless Coalition of Palm Beach County, Inc. was formally aligned with the Homeless Advisory Board through a Memorandum of Agreement which was approved by the Board of County Commissioners. The partnership has streamlined the resources available to the homeless community resulting in a reduction of duplicated services.
- The Client Management Information System (CMIS) hosts a consolidated database of homeless and applicants for homeless services and through sharing of information reduced the incidences of duplication of services. It also provided a constantly updated index of client services usage and unmet needs.

### **Non-Homeless/Special Needs**

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

- Palm Beach County DES continues to support applications by agencies, County departments and service providers who are seeking funding to provide services to address the needs of non-homeless persons with special needs. This support is usually reflected by providing certifications of consistency with the County's Annual Action Plan and through participating on appropriate bodies.
- Palm Beach County, through its Department of Community Services, continues to allocate Ryan White Title I funds to agencies that provide supportive services to persons with HIV/AIDS and their families.
- Palm Beach County utilized CDBG funds to assist with activities that support the non-homeless special needs population. During FY 2012-2013, CDBG funds assisted two agencies (Coalition for Independent Living Options (CILO) and Seagull Industries for the Disabled). These agencies provided assistance to 171 persons identified with special needs.

### **Non-Housing Community Development**

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

- Used CDBG and DRI funding to complete the construction of nineteen (19) infrastructure projects inclusive of roadways, drainage, and sanitary sewer improvements which provided benefits to 27,433 individuals of which more than 51% were low and moderate income.

- Consulted with participating municipalities on their community development projects and provided technical assistance regarding the CDBG and HOME Programs to all potential program applicants or persons requesting assistance.
- Worked with the Countywide Community Revitalization Team (CCRT), which targets certain low-income areas (lacking adequate physical, economic and social infrastructure in unincorporated Palm Beach County) for assistance. Assistance is usually related to rectifying identified deficiencies, as well as promoting citizens participating in the identification and correction of those deficiencies.
- Partnered with other countywide agencies, such as the CCRT; the Homeless Coalition of PBC; the Homeless Advisory Board, and the United Way.
- Continued to set aside CDBG funding for use in promoting economic development activities (in FY 2012-2013, the sum totaled \$539,376). DES provided subrecipient grants to two countywide business incubators to assist in the development of microenterprises to create jobs filled predominantly by low and moderate income persons.
- Continued the economic development programs to assist with business development such as the Section 108 Loan Program, BEDI grants, Energy Loan Program, Enterprise Zone and Urban Job Tax Credit Program and a U.S. Dept. of Agriculture (USDA) Intermediary Relending Program (IRP) Loan awarded in FY 2012-2013. These programs are designed to create jobs predominantly for low and moderate income persons. A U.S. Environmental Protection Agency Brownfield Revolving Loan Fund was recently approved to be incorporated into next year's program.

### **III. ASSESSMENT OF ANNUAL PROGRESS**

#### **4. Describe Other Actions In Action Plan Taken to:**

##### **b. Foster and Maintain Affordable Housing**

Starting early in 2006, due to various factors, including deteriorating economic conditions throughout the United States, the local housing market collapsed, resulting in a significant decline in the average purchase price of a home in Palm Beach County. A recent report from the Florida Housing Data Clearinghouse, Source: Florida Dept. of Revenue, Sales Data Files revealed the median sales price of a single family home in Palm Beach County has decreased over the last three years, from \$239,900 in 2009 to \$216,800 in 2012, representing a 9.037% decrease. This is an improvement from the previous 12.98% decrease *year end* over the previous three years (2008-2011).

As a result of high housing costs and substantial loss of income and employment, many households find themselves in precarious housing situations. Households paying more than 30% of their income for mortgage costs are considered by HUD to be cost burdened. According to the Florida Housing Data Clearinghouse based on estimates and projections by Schimberg Center for Housing Studies, approximately 69.82% of extremely low income households (30% or less of AMI) in Palm Beach County pay more than 50% of their income toward housing costs.

According to RealtyTrac, Palm Beach County had 25,900 foreclosed homes thru October 2013. The average foreclosure sales price was \$110,500, as of August 2013, or 33% less than non-distressed home sales. According to RealtyTrac, Palm Beach County's foreclosure rate was 27% just above the state's foreclosure rate of 25% and more than twice the national foreclosure rate of 10%. Palm Beach County, Broward and Miami-Dade counties posted the highest foreclosure rate among metro areas. One in 43 homes in South Florida was in some stage of distress. Florida continues to have one of the nation's longest timelines for repossessing homes, taking an average of 907 days to foreclose in Florida. The bulk of the foreclosure activity in Florida is a result of older cases moving through various stages of the court system, predominantly loans which originated from the housing bubble. Hoping to reduce the backlog of files, Palm Beach County Chief Judge ordered earlier in 2013 that older cases be set for trial. In June, South Florida auctions more than tripled.

On January 16, 2013, the Palm Beach County Clerk and Comptroller reported 15,419 new foreclosures filed in 2012, up from 12,154 cases filed in 2011 and down 48.7% from the record high of 31,678 cases in 2009. According to the Clerk and Comptroller's monthly news releases from January to September 2013, there were a total of 7,966 new foreclosures filed in 2013, down 54.4% from 2012.

The number of new foreclosure filings dropped in September 2013 compared with the previous month, as well as the same month in 2012, according to the latest statistics from the Palm Beach County Clerk and Comptroller. The Clerk stated that the new foreclosure laws, Section 702.015, Florida Statutes, which took effect July 1 is the biggest reason for the substantial decline in filings for the county. Additionally, other barriers to accessing affordable housing in the County include: unemployment levels (7.2% as of August, 2013), unemployed persons who maximized

their benefits and are no longer being tracked, tightening of lender's underwriting requirements to homebuyers, escalating construction costs, and foreclosure of investor-owned rental units resulting in the removal of these units from the local affordable rental housing stock.

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

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

During FY 2012-2013, Palm Beach County carried out all of the above stated objectives through the implementation of the following specific projects, aimed at fostering and maintaining affordable housing:

#### **CDBG Single Family Rehabilitation Program**

The Single Family Rehabilitation Program rehabilitated seven (7) households using \$196,207 during FY 2012-2013. Technical and financial assistance was provided for upgrading substandard property to meet applicable housing and building code standards.

#### **ESG Rapid Re-housing Program**

Assistance was provided to 431 homeless persons to allow them to obtain permanent housing.

#### **SHIP Purchase Assistance Program**

This program provides very low, low, and moderate income households with second mortgage subsidy assistance for purchasing a home. Assistance may be used for acquisition of new construction; or for acquisition in conjunction with needed rehabilitation. The assistance is provided in the form of a deferred loan. During FY 2012-2013, one (1) low income household was provided a second mortgage subsidy assistance under the SHIP Purchase Assistance Program.

#### **Certifications of Consistency**

Palm Beach County displayed its support to agencies applying for funding under the State and Federal Programs which provides funding for affordable housing activities and for housing special needs individuals. During FY 2012-2013, three (3) agencies requested and obtained three certifications of consistency from DES.

**Section 8 Vouchers**

The Public Housing Authorities located within the county continued to issue Section 8 rental housing vouchers/certificates to Palm Beach County residents. During FY 2012-2013, the Housing Authorities located within Palm Beach County's jurisdiction administered 2,052 Section 8 vouchers/certificates.

**Neighborhood Stabilization Program (NSP)**

During FY 2012-2013 the Neighborhood Stabilization Program (NSP) assisted three-six (36) households with first or second mortgages for home acquisition.

### **III. ASSESSMENT OF ANNUAL PROGRESS**

#### **4. Describe Other Actions In Action Plan Taken to:**

##### **c. Eliminate Barriers to Affordable Housing**

Palm Beach County has continued to implement strategies to remove barriers to affordable housing, especially where they are caused by the negative effects of public policies and the prevailing economic and social conditions. These strategies are designed to improve the shortage of affordable housing in the County and to ensure the provision of affordable units available to the residents of Palm Beach County. One strategy is to remove regulatory barriers and provide incentives for the production of new affordable housing units and the preservation of existing affordable units. The provision of financial assistance is a second means by which the County helps to eliminate identified barriers to obtaining affordable housing. These strategies, in addition to others, discussed hereunder, have been carried out through programs implemented by The Department of Economic Sustainability, Planning, Zoning and Building Department (PZ&B), and the Water Utilities Department, among others.

#### **The Workforce Housing Program**

The Workforce Housing Program (WHP) is a mandatory (inclusionary zoning) program administered by PZ&B that provides for the development of a component of workforce housing units in new residential developments. All required WHP units are offered to income qualified households with incomes from 60% to 140% of area medium income (AMI). The WHP is intended to serve the housing needs of people employed in the jobs that the general population of the community relies upon to make the community economically viable. The WHP requirements apply to all new residential developments of 10 or more units located within the Urban/Suburban Tier in unincorporated Palm Beach County. The required WHP units have an affordability compliance period of 15 to 30 years. The County offers a density incentive of up to 30%, and developers may request a bonus greater than 30%. An additional WHP incentive is the Traffic Performance Standard mitigation that allows some flexibility to the traffic standard to add additional trips to their traffic counts in order to construct the additional WHP units. Since the adoption of the initial ordinance, 10,309 total housing units have been approved, with 1,179 of the units designated as WHP units.

#### **The Affordable Housing Program**

The Affordable Housing Program (AHP) is a voluntary program that applies to new residential developments in unincorporated Palm Beach County. A proposed AHP project must have a minimum of 10 permitted units. The AHP may be used by an applicant seeking additional density for an affordable housing development. The applicant elects to provide at a minimum 65% of the total number of dwelling units targeted to households at incomes of 60% of Area Median Income (AMI) and below. In any proposal a maximum of 20% of all units will target incomes of 30% and below AMI. AHP units shall not be subject to restrictions beyond income qualifications except those restrictions imposed by a governmental agency providing affordable housing financing. The County offers a density bonus incentive of up to 30% and developers may request a bonus greater than 30%. An additional AHP incentive is the Traffic Performance Standard mitigation that allows some flexibility to the traffic standard to add additional trips to

their traffic counts in order to construct the additional AHP units.

### **The Palm Beach County Impact Fee Ordinance**

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

### **Comprehensive Plan**

The Comprehensive Plan is a growth management tool that contains policies that may, at times, become barriers to affordable housing. However, provisions have been made throughout the Plan to alleviate these barriers and to provide incentives for the provision of affordable and workforce housing. Policies relating to affordable and workforce 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 the provision of affordable housing.

### **Zero Lot Line Developments**

These developments are permitted by Palm Beach County Unified Land Development Code and by a majority of the municipalities in the county. This method of land development has become particularly advantageous in the usage of small lots, enabling affordable housing builders to reduce costs by utilizing less land. It is also particularly important to redevelopment through infill housing which has taken place in older areas throughout the county, where neighborhoods were platted with small lot sizes.

### **Accessory Affordable Housing in the "INST" Land Use Category**

This 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 and 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**

The One-Stop permit process is designed to result in continual improvements to the permit issuance process implemented by the Building Division. By lessening the time required for developers to acquire necessary building permits, the one stop permitting process reduces the time required to initiate construction and thereby reduces interest costs to developers of affordable housing. This results in a monetary savings that is reflected in housing prices. Additionally, non-profit agencies developing affordable housing also benefit by the enhanced one-stop process.

### **Surplus County Property**

The Property and Real Estate Management Division maintains an inventory of surplus County owned and other publicly owned land suitable for affordable housing development. DES 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.

### **Deferred Payment Program**

Palm Beach County Water Utilities Department implements the Deferred Payment Program which allows existing homeowners to amortize water and sewer hook-up fees over a twenty year period. This program was established in 1993 and is designed to assist owners of existing homes, which are currently hooked up to well and septic systems, to hook up to newly expanded or constructed water and sewer systems. The impact fees are paid back over a twenty year period with an annual interest rate of five and a one half percent (5.5%). In order to enter into the program, a lien is required to be placed on the property until the final payment is made. This program enables persons of all incomes to reduce the impact of the imposed fees and enter into expanded utility services.

### **Taxing Instruments**

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

### **DES Administered Programs for Affordable Housing**

Palm Beach County Programs provide financial assistance in the form of low interest mortgages or grants to income eligible households. This effectively is one mechanism that reduces the barriers to affordable housing. These programs, administered by DES, consist of both federal and state funds which include:

- CDBG Program funds used for housing rehabilitation and demolition.
- HOME Program funds used for first and second mortgages and for rental development.
- Neighborhood Stabilization Program (NSP1, NSP2 & NSP3) funds used to provide first and second mortgages in a specifically identified area of the County as well as funds for development of rental units.
- SHIP Program funds to provide mortgages for single family-housing units.
- 2005 Disaster Recovery Initiative (DRI) Program funds used for rehabilitation and infrastructure needs due to Hurricane Wilma.

### **III. ASSESSMENT OF ANNUAL PROGRESS**

#### **4. Describe Other Actions In Action Plan Taken to:**

##### **d. Overcome Gaps in Institutional Structure and Enhance Coordination**

Palm Beach County has seen significant improvements in services provided to lower income residents, the homeless and individuals with special needs as a result of a cohesive coordination of services. Many of the coordinating problems arise from the differences in the requirements of the local, state and federal government, as well as the diversity of funding sources and service providers. The County has committed itself to developing an institutional structure that will alleviate identified deficiencies and promote cohesiveness, and will continue to improve these services as identified in the Palm Beach County Five Year Consolidated Plan.

Palm Beach County is committed to a more comprehensive planning system to meet its goal and objectives of addressing the housing and community development needs of the very low, low, and moderate income residents. The following County reports and studies document some of the efforts set forth to develop a more comprehensive planning system.

- Affordable Housing Study (2006)
- Study to Identify Planning Areas for the CDBG Program (2003-2009)
- Palm Beach County's Five Year Consolidated Plan (2010-2015)

Federal and State funding administered by DES is awarded to non-profit agencies and developers via NOFA and RFP processes. Municipalities may access funding as entitlement (CDBG) or participate in the competitive NOFA/RFP process if they are eligible to do so. County Departments can also receive funds earmarked for the areas of the unincorporated county. Some funding, especially that related to homeownership is awarded directly to persons based on an application and eligibility criteria. Funds awarded to subrecipients/developer/individuals by DES are secured through agreements between the County and the selected entities.

During FY 2012-2013 DES provided CDBG and ESG funding to twenty-three (23) non-profit agencies to provide public services assistance to the homeless, abused women and children, children in foster care, persons with special needs, seniors and families in need of housing and health care, among others. DES also worked with six (6) municipalities, three (3) County departments and one (1) Community Redevelopment Agency to undertake public facilities and infrastructure projects. Additionally, DES worked with private for-profits and non-profits, CHDOs and private developers to provide affordable housing to benefit very-low, low- and moderate-income persons and families. DES continued to coordinate with the State, other County agencies, and municipalities in efforts to provide affordable housing to County residents. The following initiatives were undertaken by the County to overcome gaps in the institutional structure and enhance coordination in the provision of community development services to residents of the County.

#### Formation of CDBG Urban County Jurisdiction

Every three years Palm Beach County has to re-establish its CDBG jurisdiction by embarking on

an urban county qualification process whereby municipalities within the county's geographic borders are solicited to participate with the county in establishing the area where CDBG and HOME funds assigned to the jurisdiction may be used. Currently, DES has Interlocal Agreements with thirty (30) municipalities that have agreed to participate in the Urban County Qualification Program.

#### Countywide Community Revitalization Team (CCRT)

The CCRT was formed to coordinate stabilization/revitalization efforts and activities in deteriorated residential neighborhoods in unincorporated Palm Beach County. The CCRT, under the umbrella of the Office of Community Revitalization is comprised of members representing sixteen (16) County agencies/departments, including DES, four (4) State and local agencies, and five (5) local neighborhood groups. Using funds from various sources, including CDBG funds, the CCRT has initiated improvements to neighborhood roadways and drainage, water supplies, sanitary sewer service, neighborhood parks, crime reduction, and code violation correction.

#### The Homeless Coalition of Palm Beach County

The Homeless Coalition of Palm Beach County was formed in 1986, and incorporated in 1988 as a voice for the homeless in our county. The Coalition works with the community to advocate for the rights of the homeless and to raise funds and awareness for the homeless. It also serves as a catalyst for community collaboration to prevent and end homelessness. Members include homeless advocates, the business community, government, service providers, faith-based communities, people who are currently experiencing or who have experienced homelessness, academics and many other community stakeholders. During FY 2011-2012 the Homeless Advisory Board was formally aligned with the Homeless Coalition of Palm Beach County, Inc. This partnership has streamlined the resources available to the homeless community.

#### Community Housing Development Organization (CHDO)

Under the HOME Program, DES is required to allocate at least 15% of the County's annual HOME funds to CHDOs. A CHDO is a specific type of non-profit organization as defined in Section 92.2 of the HOME Regulations. Only non-profit organizations that have been certified by HOME participating jurisdictions as CHDOs can receive funding from the 15% set-aside. There are currently seven (7) certified CHDOs in Palm Beach County.

#### Emergency Shelter Grants (ESG) Program Advisory Board

##### Method of Distribution

In order to equitably, impartially and efficiently distribute ESG funds, a non-conflict Homeless Continuum of Care Grant Review Committee was established to make funding recommendations. These recommendations are approved by the Board of County Commissioners (BCC).

The Homeless Continuum of Care Grant Review Committee consisted of five (5) persons. All members are required to be non-conflict and residents of Palm Beach County. One member is formerly homeless, and all members are selected by the Homeless and Housing Alliance (HHA). The Committee's primary objective is to review applications and to make funding recommendations for the distribution of the ESG funds.

### Economic Development CDBG Set Aside Program

During FY 2012-2013 the County set aside CDBG funds to be utilized for economic development activities. These funds were allocated to two (2) small business incubators who provided economic development services to microenterprises and small businesses. Additionally, some of the funding was used by the DES to provide direct services to businesses or to support other economic development initiatives undertaken by DES using County, State other Federal or general funds.

### Section 108 Loan Program

The County has entered into agreements with HUD to receive five loans totaling \$30.5 million under the Section 108 Loan Program. As of September 2013, \$18 million had been drawn down and loaned to businesses and per contract requirements some 1470 jobs are projected to be created of which 1262 already have been created. The underwriting criteria for the program was developed and approved by the BCC in 2003 and it has undergone several revisions.

### Environmental Review Report (ERR)

During FY 2012-2013, DES coordinated with the County's Facilities, Development, and Operations Department to procure Phase 1 and Phase 2 environmental assessments for federally funded activities.

### 211/Palm Beach/ Treasure Coast

211 Palm Beach/Treasure Coast is recognized as the central linkage point in the County providing individuals with the information and support they need. In Palm Beach County, 211 served as the Homeless Helpline which is available 24 hours per day, 365 days per year. The 211 assists Palm Beach County homeless individuals and families by screening for service eligibility, providing information and referrals, scheduling appointments for individuals with the Homeless Outreach Teams, completing data collection, and providing community education. The Agency also operates the county's CMIS which is, among other things, used to track homeless or at risk of homeless clients and the service which they received from provider agencies and shelters.

### Homeless and Housing Alliance

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

### Subrecipient Orientation Workshop

DES hosts an orientation for all agencies who receive CDBG and ESG funding annually as well as agencies designated as CHDOs and receiving HOME funding during the year. The workshop is designed to inform the subrecipients of the many requirements of the federal programs. For FY 2012-2013, this workshop was held on October 23, 2012.

### Regional Meetings

The Department of Economic Sustainability conducted two (2) Regional Meetings, one in the

Eastern County (March 6<sup>th</sup>); and one in the Western County (March 7<sup>th</sup>), to inform citizens, municipalities and non-profit housing and social service providers of the application process for participating in the FY 2012-2013 CDBG, HOME, and ESG Programs. Attendees were provided with technical assistance and program performance for FY 2011-2012 which was reviewed. At these meetings, DES also elicited input from the community concerning housing and non-housing needs that should be considered in the preparation of the Action Plan. All public input received was detailed in the County's Action Plan for Fiscal Year 2012-2013.

#### Homeless Advisory Board (HAB)

In 2007, Palm Beach County established the Homeless Advisory Board to develop a Ten Year Plan to End Homelessness, as conceived by HUD. The Board is tasked by the County to lead a collaborative planning process to design, execute, and evaluate programs, policies and practices to prevent and end homelessness in the County. The composition of the HAB ensures that the members possess the authority to implement effective change. The HAB advises the County on matters related to the issue of homelessness by gathering input from the community, reviewing homeless legislation, assisting in the implementation of the *Ten-Year Plan*, making funding recommendations to the County and recruiting private and public representatives to the membership of HAB committees. The HAB facilitated the development of the *Ten-Year Plan* which was formally adopted by the County in September 2008. With the development stage completed, the current focus is on implementation through many working committees across the HAB, the HHA and the Homeless Coalition. A major accomplishment and a cornerstone of the *Ten-Year Plan* has been the purchase and renovation of the County's first regional homeless resource center, which will serve as the front door to homeless resources and services using the Housing First model. The building's renovation has now been completed and it began operation in July 2012. The Homeless Advisory Board formally aligned with the Homeless Coalition of Palm Beach County, Inc. through a Memorandum of Agreement that was approved by the Board of County Commissioners in August 2011. This alignment and partnership will strengthen the resources available to the homeless community as well as avoid duplication of efforts

#### Countywide Community Land Trust (CLT)

In an effort to address the need for affordable housing in Palm Beach County, the County established a countywide Community Land Trust of Palm Beach County (CLT of PBC) as a non-profit corporation to preserve the quality and affordability of housing for low and moderate income families. Since the establishment of the CLT of PBC, four other CLTs are now operational in the County. Three (3) of these are operated by non-profit organizations (Northwood Renaissance, Adopt-A-Family of the Palm Beaches, and Housing Partnership) and one by the City of Delray Beach. The CLT's main purpose is to obtain land and housing to make available in perpetuity as affordable housing. During FY 2011-2012, the CLT of PBC and Neighborhood Renaissance utilized funding received from the County under its NSP2 funded Residential Redevelopment Grant Program for the purchase and rehabilitation of foreclosed residential properties. Additionally, the CLT of PBC received approximately \$5.5 million to finance the construction of 25 rental units known as Davis Landings which were completed in FY 2012-2013.

#### Enterprise Zones

The Palm Beach County (Urban) Enterprise Zone (EZ) was designated by the state through the

Office of Tourism Trade and Economic Development (OTTED) in 1995 and was re-designated with amended boundaries in 2005. The EZ is comprised of three noncontiguous areas, Riviera Beach-West Palm Beach, Belle Glade and South Bay. The EZ encourages economic growth and private investment in these distressed areas by offering tax advantages and incentives to businesses locating within the zone boundaries. During FY 2011-2012, the Florida Department of Economic Opportunity (formerly OTTED), approved Palm Beach County's application to amend the EZ boundaries to include an additional 3 square miles for the state designated "rural areas of critical economic concern" which included the noncontiguous areas of Belle Glade and South Bay. This allows more businesses to take advantage of the tax incentives and encourage private-sector growth. The municipal boundaries of the City of Pahokee was also designated by the state as an EZ. DES continues to administer this program.

### III. ASSESSMENT OF ANNUAL PROGRESS

#### 4. Describe Other Actions In Action Plan Taken to:

- e. Improve public housing and resident initiatives

Public Housing Authorities operating within the Palm Beach County entitlement jurisdiction are Belle Glade Housing Authority (BGHA), Pahokee Housing Authority (PHA), Palm Beach County Housing Authority (PBCHA) and Riviera Beach Housing Authority. The agencies received a combined total of \$33,065,101 in funding during fiscal year 2012-2013. The PHA and PBCHA, administers a total of 2,052 Section 8 Housing Choice Vouchers and Family Unification Program Vouchers. Collectively, a total of 1,688 public housing units are operated by BGHA, PHA, and PBCHA. The following table provides the funding sources and amounts each agency received and the total amount of funds expended.

**Public Housing Authorities  
Funding Sources Received FY 2012-2013**

Agency	Source	Total Funds Received	Total Funds Expended
<b>BGHA</b>			
	USDA Rental Assistance	\$339,800	\$339,800
	USDA Repair and Rehab	\$0	\$0
	<b>TOTAL</b>	<b>\$339,800</b>	<b>\$339,800</b>
<b>PBCHA</b>			
	Capital Grant Fund	\$651,999	\$181,742
	Section 8 Voucher	\$22,225,774	\$23,510,850
	NSP-1 Grant Rent Collected	\$87,000	\$78,882
	FSS Coordinator	\$90,002	\$90,002
	Section 8 Admin Reserve	\$530,706	\$1,549,625
	Operating Fund AMP 06	\$454,669	\$454,669
	Operating Fund AMP 02	\$492,019	\$492,019
	Rent Collected AMP 06	\$569,927	\$569,927
	Rent Collected AMP 02	\$822,127	\$822,127
	NSP3 South Bay Villas	\$1,012,871	\$1,012,871
	DRI-3 Marshall Heights 2 Hurricane Windows and Doors	\$37,348	\$37,348
	CDBG Drexel Fire Alarm System	\$90,790	\$90,790
	<b>TOTAL</b>	<b>\$27,065,232</b>	<b>\$28,890,852</b>
<b>PHA</b>			
	Public Housing Operating Subsidies	\$1,055,080	\$1,055,080
	Section 8 Voucher	\$757,646	\$757,646
	Capital Fund Program 2013	\$627,250	\$627,250
	FSS Program	\$39,250	\$39,250
	ROSS Program	\$59,459	\$59,459
	DRI-2 McClure Village	\$1,969,248	\$1,969,248
	DRI-3 McClure Village Hardening	\$1,152,136	\$1,152,136
	<b>TOTAL</b>	<b>\$5,660,069</b>	<b>\$5,660,069</b>
	<b>FINAL TOTAL</b>	<b>\$33,065,101</b>	<b>\$34,890,721</b>

## 1. Belle Glade Housing Authority

Currently, the Belle Glade Housing Authority (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. The Okeechobee Center is located within the unincorporated area of Palm Beach County. The Sheriff’s Department provides police protection for this center as the County provides fire services and trash pickup.

The Housing Authority received \$339,800 in funding under the U.S. Department of Agriculture’s Rural Development Assistance Program which was used to provide gap rental and utility assistance to 235 tenants. Other sources of funding available to BGHA during the year included a balance from a USDA Repair and Rehabilitation grant awarded in 2010 for the hardening of doors and windows and rehabilitating bathrooms in 310 housing units.

Services and initiatives that the Housing Authority provides to its tenants differ slightly from the other housing authorities because it is not funded by HUD. The efforts undertaken to empower the residents of the BGHA focuses on involving residents in the management and operations of public housing and improving their living environment. BGHA reported the following initiatives that were successfully implemented during the fiscal year:

Type of Service	Description
<b>Childcare</b>	Redlands Christian Migrant Association (RCMA) provided daycare services for 100 children at the Belle Glade Day Care Center, located at BGHA’s Okeechobee Center. RCMA provided services including, but not limited to, education and child development skills to children from migrant farm worker families and other low-income families living in the Glades area of Palm Beach County.
<b>Resident Safety</b>	BGHA provide office space for Community Oriented Policing offices at both of its facilities. Okeechobee and Osceola Center were policed by the Palm Beach County Sheriff’s Office, who works closely with management in responding to neighborhood concerns. This coordination is in effort to reduce drug activity, vandalism, and overall crime at the public housing properties.
<b>Youth Activity</b>	In conjunction with the Police Athletic League, BGHA co-sponsored football and basketball teams for the children of its tenants. The Sheriff’s Department also oversees a “First Tee” program that is also held at the Okeechobee Center which includes after school programs for kids.
<b>Education</b>	Planned Parenthood of the Treasure Coast provided numerous programs for the youth of the Okeechobee Center.

## 2. Pahokee Housing Authority, Inc.

The Pahokee Housing Authority (PHA) operated 484 Public Housing Units (McClure Village-80, Padgett Island Homes -200, and Fremd Village -199, which provided public housing to 556

households. During the year, the Housing Authority received funding totaling \$5,660,069. These funds helped to operate PHA’s public housing units, fund Housing Choice Vouchers (76), operate the ROSS and FSS Programs, and develop various properties. The agency also carried out other development activities, and successfully provided numerous supportive services to its residents to increase homeownership opportunities and the level of residents’ involvement with the management of the agency.

Under the Disaster Recovery Initiative (DRI) program, the PHA, received \$1.28 million for hurricane-hardening improvements designated to the McClure Village Facility. In addition, \$2.4 million in DRI dollars was allocated for the new construction of 11 units and Developer Housing Trust Group, LLC, was awarded \$1.5 million in Neighborhood Stabilization Program 3 (NSP3) dollars to construct another five (5) units. The construction of the new units were completed in November 2013.

PHA strives to involve residents in the management of the agency by inviting their participation on various boards, including the Resident Advisory Board, Tenant Association, and Board of Commissioners. Residents attending Board meetings are encouraged to comment on policies, living environment, and management issues. The agency also coordinated numerous supportive services aimed at encouraging homeownership to its public housing residents and Housing Choice Voucher program participants. To facilitate this objective, the agency provided the following programs and initiatives:

Type of Service	Description
<b>Homeownership Opportunities</b>	<ul style="list-style-type: none"> <li>• An individual from a local lending institution and from CredAbility served on the Housing Authority’s Program Coordinating Committee for its Family Self-Sufficiency and ROSS Programs. CredAbility assisted residents with credit repair &amp; readiness training, and held homebuyer workshops regarding home maintenance.</li> <li>• The Housing Authority referred its residents to the Prosperity Center for homeownership assistance. There they are provided with home buyer education and matching funds to residents saving money to purchase a home.</li> </ul>
<b>Supportive Services</b>	<ul style="list-style-type: none"> <li>• The Bridges Program provided family strengthening, remedial and other supportive services to residents. The services included programs that promote economic and social independence and good health. Workshops were held regarding domestic violence and child abuse.</li> <li>• PHA provided office space for Fair Housing and Equal Opportunity staff, who provided resident education regarding rights and responsibilities as it relates to landlord/tenant issues, and purchasing a home.</li> </ul>
<b>Job\Life Skills Training</b>	<ul style="list-style-type: none"> <li>• Workforce Alliance provided skill building, on-the-job and job readiness training to residents. The Housing Authority administers the Workforce Alliance Back to Work Program. Under the Workforce Summer Employment Program, the Housing Authority provides on the job training to residents.</li> </ul>

Type of Service	Description
	<ul style="list-style-type: none"> <li>PHA has a full time Resident Opportunity and Self-Sufficiency (ROSS) Coordinator on staff. The Coordinator organizes initiatives to help promote homeownership and thru the PHA provides training on computer skills, resume writing, interviewing techniques, job searching, and dressing for success under the ROSS Program at the computer lab.</li> </ul>
<b>Job Creation</b>	<ul style="list-style-type: none"> <li>Approximately ten residents were hired during the fiscal year as a result of the Housing Authority's efforts to encourage Section 3 participation among contractors hired by PHA. Those job classifications included skilled craft persons, laborers, and lawn service workers.</li> </ul>
<b>Healthcare</b>	<ul style="list-style-type: none"> <li>The Housing Authority provided, to interested residents, education on facts about HIV/AIDS and related diseases through its alliance with the Comprehensive AIDS Program (CAP).</li> </ul>
<b>Youth Services</b>	<ul style="list-style-type: none"> <li>Through its contract with the City of Pahokee Recreation Department, the Housing Authority provided an after school program to fifty middle school aged youths. This program offers preventive and early intervention measures to redirect children from violence and crime and FCAT preparation. The program has ended due to budget constraints.</li> <li>In partnership with Professional Opportunities Program for Students, Inc. (POPS), the Housing Authority provided job training and professional development to three (3) participants this fiscal year.</li> <li>The Housing Authority collaborated with Bright Ideas Educational Foundation to provide child care services for residents so they have the opportunity to seek educational and professional development, as well as to seek job opportunities.</li> </ul>
<b>Resident Safety</b>	<ul style="list-style-type: none"> <li>Through its collaboration with PBC Sheriff's Office (PBSO) Community Policing Unit, the Housing Authority provided education, crime awareness, and crime prevention programs to residents.</li> </ul>
<b>FSS Program</b>	<ul style="list-style-type: none"> <li>PHA administered its Family Self-Sufficiency (FSS) Program, which empowers participants to meet their personal and professional goals. Through the Program, graduates of the FSS Program have purchased their own homes. PHA is exploring options to implement an FSS program in Public Housing.</li> </ul>
<b>ROSS Program</b>	<ul style="list-style-type: none"> <li>Through its Resident Opportunity and Self-Sufficiency Coordinator, the Housing Authority enrolled interested residents in the ROSS Program. The Program carried out initiatives to promote residents' self-sufficiency, including becoming homeowners. ROSS also assisted senior citizens in enrolling in the Grandparent Program with Palm Beach County School Board.</li> </ul>

### 3. Palm Beach County Housing Authority

Palm Beach County Housing Authority (PBCHA) operates 490 public housing units throughout Palm Beach County, namely, 106 single family and multi-family homes at scattered sites located in Boynton Beach, Lake Worth, and South Bay, and 384 units at PBCHA multi-family complexes at Drexel Apartments, Dyson Circle Apartments, Marshal Heights, Schall Circle, and Seminole Circle. During fiscal year 2012-2013, the Housing Authority received \$22,225,774 for 1,976 Housing Choice Vouchers under the Section 8 program. This amount included \$935,530 for 93 vouchers under the Family Unification Program (FUP). PBCHA was allocated \$651,999 under the Capital Funds Program (CFP). The Housing Authority carried out other development activities during the year and successfully provided numerous supportive services to its residents to increase homeownership opportunities and the level of residents' involvement with the management of the agency.

PBCHA also made progress towards its goal to involve residents in the management of the agency via participation with Resident Councils, Resident Advisory Board, Tenant Association, and Board of Commissioners. All residents were invited to various Board meetings and their comments are usually solicited regarding policy, living environment, and/or management issues. The agency also coordinated supportive services for its public housing residents and Housing Choice Voucher Program participants that were aimed to encourage homeownership. To facilitate this objective, the agency provided the following programs and initiatives:

Type of Service	Description
<b>Youth Services</b>	<ul style="list-style-type: none"><li>The Housing Authority coordinated after school programs for elementary, middle, and high school students in cooperation with Florida Atlantic University and New Beginnings.</li></ul>
<b>Resident Safety</b>	<ul style="list-style-type: none"><li>Through its collaboration with PBC Sheriff's Office, the agency provided office space in its housing developments for PBSO's Community Policing Unit.</li></ul>
<b>FSS Program</b>	<ul style="list-style-type: none"><li>The Housing Authority administered its FSS Program for Housing Choice Voucher Participants, which empowers participants to meet their personal and professional goals.</li></ul>

### 4. Riviera Beach Housing Authority

Riviera Beach Housing Authority (RBHA) does not currently own an inventory of public housing units or operate a voucher program and subsequently did not receive Public Housing Operating Subsidy funds during the year. However on August 29, 2013 the Selection Committee for an RFP issued by the County selected a project involving the development of the Ivy Green mews site (owned by the Riviera Beach Housing Authority) as a successful opponent.

The Ivy Green Veterans Housing, LLC, was awarded \$900,000 in HOME funding for the construction of 75 affordable housing rental units. Final contract between the County and the Developer will be signed in October 2013 and full construction of the units is expected by September 2017.

### **III. ASSESSMENT OF ANNUAL PROGRESS**

#### **4. Describe Other Actions In Action Plan Taken to:**

- f. Evaluate and reduce lead-based paint hazards

In order to protect young children from lead hazards posed by paint, dust and soil in residential structures, the Housing and Community Development Act of 1974 was amended to include the Residential Lead-Based Paint Hazard Reduction Act of 1992 also referred to as Title X. Although childhood lead poisoning is considered the most preventable environmental disease among young children, many still have elevated blood-lead levels. Lead exposure often occurs with no obvious symptoms, and therefore it frequently goes unrecognized.

The Palm Beach County Health Department's Division of Environmental Public Health continued the operation of the Childhood Lead Poisoning Prevention Program during FY 2012-2013. The Program offered free lead-poisoning screenings for children at Health Department clinics throughout the county, and also received referrals from private health care providers who detected elevated blood lead levels in their child patients. In cases where blood lead levels are greater than 10 micrograms per deciliter, an environmental assessment of the child's household is conducted to determine the source of lead exposure. During FY 2012-2013, four (4) investigations, including household environmental assessments, were performed. Investigations include XRF sampling, dust wipes, and soil sampling. A total of fifty-one (51) dust wipes and soil samples were analyzed in the State of Florida's Health laboratory.

As part of the assessment, the Department provided counseling and literature to the children's families, including specific recommendations to eliminate or reduce the child's accessibility and contact to lead hazards, and recommendations to alleviate the effects of lead exposure through the child's diet. Five outreach meetings were conducted that focused on lead poisoning awareness (health promotion/disease prevention) that resulted in a total of 1,000 residents participating.

### **III. ASSESSMENT OF ANNUAL PROGRESS**

#### **4. Describe Other Actions In Action Plan Taken to:**

- g. Ensure Compliance with Program and Comprehensive Planning Requirements

Palm Beach County DES has always strived to achieve compliance with the program and comprehensive planning requirements of the CDBG, ESG, and HOME programs, including the NSP programs that DES administers. The County continuously monitors its programs to ensure compliance with Federal, State, and local regulations. During FY 2012-2013 in order to ensure continued compliance, DES focused on the following areas: citizen participation, use of funds, fair housing, Davis-Bacon, Section 3, environmental requirements, and HOME provisions.

#### **Citizen Participation**

DES developed a Citizen Participation Plan as required at 24 CFR 91.105 as part of the Five Year Consolidated Plan (FY 2010-2015). The purpose of the plan is to encourage citizen participation throughout the fiscal year. The Plan provides for various opportunities for citizens of Palm Beach County to comment on the Consolidated Planning Process and specifically the Action Plan. These include two regional public meetings held by DES in eastern and western Palm Beach County to discuss the CDBG, ESG, and HOME programs as well as the application process for each, and a public meeting to review and discuss the Action Plan.

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

It is also a goal of the County to encourage participation of residents of public and assisted housing developments in the Consolidated Planning Process. The County provides information to housing agencies about Consolidated Plan activities related to their developments and surrounding communities so that these agencies can make this information available at annual public hearings which are required by HUD. Consequently, all Palm Beach County public housing authorities located within jurisdiction were contacted and notified of the available funds per FY 2012-2013.

In the event an amendment is to be made to the Action Plan, DES provides reasonable notice of the change as well as an opportunity for the public to comment on any proposed amendments. The criteria to determine the type of amendment required and as well as the minimum comment period, are budget changes of 50% or more or if an activity is being added, or deleted from, to the Consolidated Plan. In these instances, a 30-day public comment period is required. Under all other circumstances the required comment period is 15 days.

### **Use of Funds**

All activities funded under the CDBG program were included in the County's Action Plan for FY 2012-2013, or were incorporated into the Plan via an amendment. All funded activities met one of the three National Objectives, and at least 70% of the funds were expended on activities benefiting low-and moderate-income persons.

For the ESG Program, Palm Beach County met the match requirements as well as the limits on the homeless preventions and administration activities. A total of \$707,898 was provided in matching funds by sub-recipient agencies. HUD regulations require that all ESG grant funds be expended within 24 months. Of the \$532,837 of ESG funds available to the County for FY 2012-2013, \$532,205 (99.8%) was expended. The balance of the funding will be reallocated to existing ESG subrecipients.

The County received \$1,592,579 in HOME funds during FY 2012-2013. During the year, DES subsidized the purchase and rehabilitation of 6 single family homes by CHDOs through the HOME program. The required HOME match was met through the carry over of \$397,551 match credit from expenditure of State Housing Initiative Program funding in the prior year.

For the NSP programs, the County is diligently focused on meeting the appropriate deadlines and requirements, including the 25% set-aside for very-low income beneficiaries. As of the quarter ending September 30, 2013, Palm Beach County had expended 100% of its NSP2 funding of \$50,000,000 by the expenditure deadline of February 11, 2013. As for the requirement to utilize at least 25% of the funding to assist very-low income individuals, Palm Beach County has already surpassed the goal.

In regards to NSP3, the County had expended \$8,507,601 by the end of September 2013, and is on track to meet the deadline for the full expenditure of funds.

### **Fair Housing**

The Palm Beach County Ordinance for Equal Opportunity to Housing and Places of Public Accommodation was amended in 1996 to allow for a determination of "Substantial Equivalency" to the Fair Housing Act. As a result of the amendments, the County's Office of Equal Opportunity was designated with FHAP status by HUD. On December 18, 2007, Ordinance 07-042 amended Ordinance 90-1 and amendments 95-42 and 96-23, to provide definitions and additional protected classes.

During FY 2012-2013, CDBG funds in the amount of \$43,487 were awarded to the Legal Aid Society of Palm Beach County to undertake fair housing enforcement activities. The agency assisted 25 individuals under the Fair Housing Project. The Palm Beach County Office of Equal Opportunity assisted 75 individuals with fair housing complaints regarding discrimination on the basis of disability, race, religion, gender, familial status and national origin.

### **Davis-Bacon Act**

The Davis-Bacon Act requires that all contractors and subcontractors performing on certain construction federal contracts in excess of \$2,000 pay their laborers and mechanics not less than the prevailing wage rates and fringe benefits. DES's Capital Improvements, Real Estate, and

Inspection Services section ensure that the applicable Davis-Bacon wage rates are included into all bid packages. Additionally, Davis-Bacon clauses are included in all construction-related grant agreements. DES monitors each applicable project for compliance, and final payments are not made to contractors until Davis-Bacon documentation requirements are met.

### **Section 3**

The Section 3 program requires that recipients of certain HUD financial assistance, to the greatest extent possible, provide job training, employment, and contract opportunities for low- or very-low income residents in connection with projects and activities in their neighborhoods. DES has incorporated the Section 3 clause into all of its construction related contracts, updated its list of Section 3 contractors and subcontractors, and hosted Section 3 training. Contractors and subcontractors are required to document their compliance, particularly as it relates to the provision of employment.

### **Environmental Requirements**

HUD-funded projects must be in compliance with 24 CFR Part 58, which establishes regulations regarding the Environmental Review Procedures for applicable. Under Part 58, Palm Beach County assumes the responsibilities that would otherwise apply to HUD under the National Environmental Policy Act), in addition to all other responsibilities the County must comply with (local, state, and federal environmental laws and authorities). All activities funded during FY 2012-2013 were subject to Environmental Processing under Part 58.

In undertaking Environmental Reviews, DES uses the tier approach outlined at 24 CFR 58.15, aggregating projects either geographically or functionally. This approach aids the environmental review and assessment process by eliminating repetitive discussions of the same issues at ensuing levels of review. The reviews are undertaken by DES staff, and when required, involve the services of environmental consultants contracted through PBC Facilities Development and Operations Department.

All activities with unspecified sites at the time of publishing a Finding of No Significant Impact (FONSI) are subject to the Countywide Environmental Monitoring Strategy for Activities with Unspecified Sites, which incorporates the various elements of an Environmental Assessment. Additionally, a Re-evaluation of Environmental Findings is prepared for such tiered activities when applicable.

FONSIs and Request for Release of Funds (RROF) were required for several of the projects funded under DES's regular programs during FY 2012-2013. They include six FONSIs under the CDBG, NSP, and HOME Programs.

### **Minority Outreach**

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

### **Affirmative Marketing**

In furtherance of the County's commitment to non-discrimination and equal opportunity in housing, and to fulfill HUD's regulation at 24 CFR 92.351 (HOME Section) and Section 3 of the Housing and Community Development Act of 1974, as amended, DES has established policies and procedures to affirmatively market housing units produced under the HOME, CDBG, and SHIP Programs.

The County's requirements for affirmative marketing are included in all applicable subrecipient agreements under the HOME Program. Through its policies, Palm Beach County ensures that housing programs are advertised through local newspapers of general circulation, through postings on DES website, and through community information meetings to attract greater participation from eligible persons regardless of race, ethnicity, gender, marital status, age, disability, religion, or national origin.

In order to carry out the policies and procedures of DES Affirmative Marketing Program, all non-profits, for-profits, municipalities and individual owner-investor subrecipients must comply.

### **Implementation of Regulatory Compliance**

During FY 2012-2013, DES utilized established policies and procedures to guide the County to achieve the regulatory requirements as set out under the CDBG, ESG, and HOME programs. The County also utilized policies and procedures specifically established for the requirements of the NSP Program.

### III. ASSESSMENT OF ANNUAL PROGRESS

#### 4. Describe Other Actions In Action Plan Taken to:

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

According to the 2012 American Community Survey 1 Year Estimates, 192,428 persons (14.3%) of the county's population (1,345,652) were below the federal poverty level (population annual estimate by Bureau of Economic Business & Research). In order to reduce the number of persons currently living below the poverty level, Palm Beach County implemented a number of economic and social programs designed to improve the status of such persons. These are described below:

- County Administered Economic Development Programs

DES managed, implemented, and monitored the County's Strategic Economic Development Plan, coordinated economic assistance, and obtained federal and state funding. A summary of the Economic Development Programs administered by DES and the accomplishments achieved during the year is outlined below.

#### PBC Economic Development Program Funding Accomplishments FY 2012-2013

Program	Sources of Funds	Funds Awarded	Jobs To Be Created/ Jobs Created
Ad Valorem Tax Exemption (Includes conceptually approved funds pending completion of construction and application)	PBC Taxes	\$2,600,000	1,246/0
Job Growth Incentive Fund (Includes conceptually approved funds pending completion of construction and application)	County	872,500	
Black Business Investment Corporation (BBIC)	County	54,000	25/42
Community Challenge Planning Grant (CCPG)(3 yr. program)	HUD	1,980,504	N/A
Economic Development Agreement for Major Impact	County	650,000	
Economic Development Set-Aside (Business Incubators - 2)	HUD	202,000	15/19
Energy Efficiency and Conservation Block Grant Project for County Project Activities (3 yr. program, extended to 11/1/14)	DOE	6,587,000	2/2
Economic Development Services (Enterprise Zone)	State	0	0/9
Film & Television Tech Prep	COUNTY	50,000	N/A
Industrial Revenue Bond/Industrial Development/Private Activity Bond	IRB	206,500,000	642/0
Intermediary Relending Program (USDA Loan Funds)	USDA	400,000	8/0
Marine Tech Prep	County	0	0

Program	Sources of Funds	Funds Awarded	Jobs To Be Created/ Jobs Created
Lake Okeechobee Scenic Trail Master Plan to fast track structured ecotourism trail development and downtown revitalization initiatives in the Glades (Received approval for FY 2014/2015)	State	338,540	N/A
Palm Beach International Film Festival	County	0	N/A
World Trade Center Palm Beach	County	0	N/A
Section 108 Loan Program Countywide (5 yr. program)	HUD	1,660,000	737/1,233
Section 108 Loan Program Countywide (5 yr. program)	HUD	13,340,000	
Section 108 Loan Program Countywide (5 yr. program)	HUD	10,000,000	
Section 108 Loan Program Countywide (5 yr. program)	HUD	1,568,000	
Brownfield Economic Development Initiative (BEDI) Grant award for the Avenue A Revitalization Project in Belle Glade. (5 yr. program)	HUD	1,200,000	141/14
Section 108 Loan Program award for the Avenue A Revitalization Project in Belle Glade. (5 yr. program)	HUD	2,600,000	
Brownfield Economic Development Initiative (BEDI) Grant award for the Downtown Revitalization Project in Pahokee (5 yr. program)	HUD	1,058,971	94/15
Section 108 Loan Program award for the Downtown Revitalization Project in Pahokee. (5 yr. program)	HUD	2,823,924	
Recovery Zone Facility Bonds	FEDERAL ARRA Allocation	0	0
<b>TOTAL</b>			2,910/1,334

### **Workforce Alliance (formerly known as The Workforce Development Board)**

The Workforce Alliance, 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 Alliance brings employers together with job applicants at job fairs and other events in order to place more people into the job market.

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

Adjacent to Lake Okeechobee, the Lake Region exhibits greater rates of poverty than the eastern portion of the County. The County is aware of the vast needs that exist in the Glades Region and has undertaken various activities to assist in meeting those needs. An outline of the activities taken is found below.

**Avenue A Revitalization Project**

To date, the County has entered into sixteen agreements for seven (7) businesses under this program totaling \$2,600,000 in Section 108 loans, \$1,200,000 in BEDI grants and \$147,000, in two (2) Energy loans to create a total of 141 FTE jobs. To date, 14 FTE jobs were created

Borrower/Purpose	Sec. 108 Loan	BEDI Grant	Energy Loan	Other Public/Private Funding	Total Investment	Jobs To Be Created	Jobs Created
Glades Gas and EC/ Renovation & Working Capital	\$199,000	\$99,258	\$0	\$298,516	\$596,774	9	4
Glades Home Health/ M&E & WC	\$89,000	\$44,337	\$0	\$88,675	\$222,012	14	7
Muslet Brothers/Const. Refi & WC & Parking Lost	\$878,000	\$486,886	\$0	\$828,972	\$2,193,858	38	0
Building 172 Avenue A	\$21,000	\$10,181	\$0	\$19,723	\$50,904	3	3
America's Sound/Fixed Assets/WC	\$592,000	\$182,451	\$48,000	\$89,805	\$912,256	35	0
Building 172 Overrun	\$51,624	\$25,132	0	44,244	\$120,000	2	0
Old City Hall/Avenue A	\$770,376	\$351,755	\$99,000	\$1,348,869	\$2,570,000	40	0
<b>Total Funds Spent</b>	<b>\$2,600,000</b>	<b>\$1,200,000</b>	<b>\$147,000</b>	<b>\$2,718,804</b>	<b>\$6,665,804</b>	<b>141</b>	<b>14</b>
Total Funds Remaining	\$0	\$0	\$0	n/a	n/a	n/a	n/a

**Pahokee Downtown Revitalization Project**

To date, the County entered into five (5) agreements for three (3) businesses under this program totaling \$252,000 in Section 108 loans and \$141,001 in BEDI grants to create a total of 10 FTE jobs. To date, 15 FTE jobs were created.

Borrower/Purpose	Sec. 108 Loan	BEDI Grant	Energy Loan	Other Public/Private Funding	Total Investment	Jobs To Be Created	Jobs Created
Circle S Pharmacy/Acquisition Renovation and M&E	\$152,000	\$75,702	\$0	\$156,403	\$384,105	7	9
Simco Inc./M&E & WC	\$100,000	\$50,000	\$0	\$100,000	\$250,000	3	6
Glades Tinting/Relocation	\$0	\$15,299	\$0	\$150,000	\$165,299	0	0
<b>Total Funds Spent</b>	<b>\$252,000</b>	<b>\$141,001</b>	<b>\$0</b>	<b>\$406,403</b>	<b>\$799,404</b>	<b>10</b>	<b>15</b>
Total Funds Remaining	\$2,572,000	\$917,970	\$0	n/a	n/a	n/a	n/a

### **Glades Region Master Plan**

The County was awarded a 2011 Community Challenge Planning Grant totaling \$1,980,504 through HUD for the development of a Glades Region Master Plan. The plan will serve to enhance economic competitiveness, sustainable infrastructure, transportation choices, workforce training and housing in proximity to employment centers, inclusive of a planned multi-modal logistics center. Incorporating principles of livability and sustainability, the comprehensive planning process will include input and participation from affected communities, policy coordination and investment leveraging. This award is over a period of three (3) years.

### **Intermediary Relending Program Loan**

During FY 2012-2013, the County closed on a loan of \$400,000 from the U.S. Department of Agriculture Intermediary Relending Program. The loan will be used to assist rural businesses and community development projects in the rural areas of Palm Beach County.

### **Programs by Community Services**

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

- Senior Services Division and Veterans Services Office: The DCS provides accessible and high-quality services to seniors 60 and older to attain optimal independence, and to assist and counsel former and current members of the Armed Forces who reside in Palm Beach County.
- Division of Head Start and Children Services: This division of DCS 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 2012-2013, a total of 2,296 low-income pre-school children and their families benefitted from this program in Palm Beach County.
- Family Self-Sufficiency Program: This 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 assists low- and moderate-income family members to obtain various educational, health care, and other health and human services programs that prepare them to mainstream as self-supporting family units. The Palm Beach County's Community Action Program administered Family Self-Sufficiency Program identifies the needs of at-risk families and delivers a coordinated set of services to facilitate self-sufficiency. It involves the entire community in developing solutions and mobilizing resources. Services include housing, job training, child care, literacy, education, budget and credit counseling, employment development and emergency services such as food and clothing.

- The Financially Assisted Agency (FAA) Program: The FAA Program is within the Administrative section of the DCS and provides supplemental funding to health and human service programs administered by non-profit agencies or other local or state government agencies. The program provides County Ad-Valorem funding to health and human service programs administered by non-profit agencies or other local government agencies. For FY 2012-2013, service priorities were defined as economic sustainability, senior services and youth violence. During FY 2012-2013, the County awarded funds totaling \$12,220,011 to forty-nine (49) local agencies who assisted approximately 19,222 persons.
- Farm Workers Jobs and Education Program: The DCS continued to implement the Farm Workers Jobs & Education Program which provided training and job placement to farm workers and their dependents. This population suffers chronic seasonal unemployment in Palm Beach County and participants in the program will be offered ESOL, basic/jobs skills training, career counseling, high school equivalency preparation, employability skills, job placement, and supportive assistance services. For the FY 2012-2013, the county received \$223,486 from the U.S. Department of Labor to fund this program. The funding received benefited approximately 99 families.

### III. ASSESSMENT OF ANNUAL PROGRESS

#### 5. Leveraging Resources

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

During FY 2012-2013, Palm Beach County successfully applied for and received \$400,000 from the USDA to undertake an Intermediary Re-lending Program and \$1,000,000 from the EPA under its Brownfield Revolving Loan Program. Funding was also obtained from traditional non-CPD sources such as SHIP (\$395,053), Housing Finance Authority - \$27,411,648 (Multi-Family Bond Program -\$22,500,000, FTH Buyer Program -\$4,111,648, Revolving Construction Loan Program - \$800,000), and Ryan White (\$9,054,547) Palm Beach County Department of Economic Sustainability also received \$1,217,990 in general revenues to fund implementation of State imposed unfunded mandates as well as other activities which are not eligible under the federal grants administered by the Department.

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

The table below shows funding expended under various federal programs during the year and the amount of other funds leveraged. The funds were leveraged from private banks, state government, local municipalities, and non-profit foundations.

Program/ Activity	Leveraging Source	Expenditure Under Program	Leveraged Amount
Pine Run - NSP2/HOME	Citi Bank/HFA of Palm Beach County/Tax Crediting and tax credits	\$5,536,818	\$7,306,685
HOME – Single Family Program	Private-sector mortgages & public funds	\$708,274	\$1,549,253
HOME – CHDO	Public and private funds, owner contribution	\$228,072	\$6,980
<b>TOTAL</b>		<b>\$6,473,164</b>	<b>\$ 8,862,918</b>

##### c. Matching Requirements

The regulations governing the HOME and ESG Programs have made it mandatory for other entities to contribute matching funds. During FY 2012-2013, an estimated \$1,140,236 in matching funds was provided to meet statutory and regulatory requirements under the programs. A summary of matching contributions provided during the year is shown below:

<b>Program</b>	<b>Type of Match Provided</b>	<b>Required Amount</b>	<b>Match Amount</b>
HOME	Cash Match from SHIP funds	\$397,551	\$432,338
ESG	In-kind and cash match from subrecipients	\$531,619	\$707,898
<b>TOTAL</b>		<b>\$929,170</b>	<b>\$1,140,236</b>

### **III. ASSESSMENT OF ANNUAL PROGRESS**

#### **6. Citizen Comment**

Through the Citizen Participation Plan, DES encourages the public and interested parties to participate in the development of the Action Plan (AP), the Consolidated Annual Performance and Evaluation Report (CAPER), and any amendments to the AP. DES included the general public in all aspects of the development of the FY 2012-2013 AP by holding public meetings, publishing public notices in the newspaper and on the department's website, and disseminating information via the County's Public Affairs Department. In some instances written correspondence was sent to interested entities via email and U.S. mail advising of public meetings and the opportunity to provide written or oral comments. Public meetings were held during the preparation and adoption of the AP and to review applications and proposals for funding under the CDBG, ESG, and HOME Programs. These meetings were advertised in the local newspaper and on DES's website. Correspondence relating to the public meetings was also forwarded to interested entities. The public was also given opportunities to submit written comments to DES. In total, sixteen public meetings were held during FY 2012-2013. Amendments to the FY 2012-2013 AP were published in the local newspaper as required and allowed for either a 15 or 30 day comment period in which DES accepted written comments. During the year there were fourteen (14) amendments to the FY 2012-2013 AP. Below is a summary of the public meetings and Action Plan Amendments relating to the FY 2012-2013 AP.

#### **Summary of Citizen Comments**

The following is a summary of all the citizen comments received at the sixteen (16) meetings held: one (1) BCC Workshop, two (2) Regional Meetings, four (4) CDBG specific meetings, three (3) ESG specific meetings, four (4) HOME specific meetings, and two (2) public meetings to discuss the County's Action Plan.

#### **BCC Workshop**

##### **1. BCC Workshop:**

Date: January 17, 2012  
Time: 9:30 am  
Location: 301 N. Olive Avenue, West Palm Beach, FL 33401

##### **Purpose:**

The purpose of this meeting was to seek Board direction on strategies for the FY 2012-2013 CDBG Program as it relates to the following categories of CDBG funding: Economic Development Activities, Area of Hope Funding for the Glades Tri Cities, Public Service Agencies, and Non-Entitlement Communities.

##### **Public Input Received:**

No public input was received.

Actions Taken to Address Comments:  
No action required.

## **Regional Meetings**

### **1. Eastern County Regional Meeting:**

Date: March 6, 2012  
Time: 1:30 pm  
Location: 100 Australian Ave., Suite 1-470, West Palm Beach, FL 33406

Purpose:

The purpose of this meeting was to: inform interested parties about the CDBG, ESG, and HOME Programs; explain the consolidated planning process; provide technical training; review past performance; and, solicit comments about housing and non-housing community development needs.

Public Input Received:

One attendee contested the BCC's decision to award 75% of CDBG public service funding to the County's Homeless Resource Center. In addition, technical questions were asked regarding the process to submit applications for funding, the BCC priorities and HUD requirements, the amount of public service funding that would be available in FY 2012-2013, and about ESG regulations.

Actions Taken to Address Comments:

Regarding the first comment, staff advised the member of the public to submit their agency's comment, in writing, to the DES Director. Staff also informed the public that the July 10<sup>th</sup> BCC Public Hearing is one other forum at which this comment may be raised. Regarding the technical inquiries made during the meeting, staff answered all questions and advised the attendees to schedule a technical assistance session with staff should they be required.

### **2. Western County Regional Meeting:**

Date: March 7, 2012  
Time: 10:00 am  
Location: Bryant Auditorium, 2976 State Road 15, Belle Glade, FL 33430

Purpose:

The purpose of this meeting was to: inform interested parties about the CDBG, ESG, and HOME Programs; explain the consolidated planning process; provide technical training; review past performance; and, solicit comments about housing and non-housing community development needs.

Public Input Received:

One attendee asked DES staff to consider allocating HOME Program funds to continue

the Rapid Re-housing activity currently funded with HPRP since this funding source would soon be exhausted.

Actions Taken to Address Comments:

Staff responded that the comment would be considered during the planning process for FY 2012-2013 and will be noted in the Action Plan for FY 2012-2013.

**CDBG Specific Meetings**

**1. CDBG Public Service RFP Pre-submittal Conference**

Date: March 29, 2012  
Time: 1:00 pm  
Location: 2300 N. Jog Road, Suite VC-1W-47, West Palm Beach, FL 33411

Purpose:

The Pre-submittal Conference was held for public service RFP registrants to provide further instruction and explanation beyond the RFP package. Topics covered included the following: CDBG Program history, availability of funding, eligible respondents, eligible activities and costs, CDBG National Objectives, proposal requirements and proposal evaluations.

Public Input Received:

Technical questions were asked by several attendees regarding the following: clarification of important dates, how to meet requirements for countywide status, the regulatory requirements relating to funding a fair housing activity, and general questions related to application formatting and submittal instructions.

Actions Taken to Address Comments:

Staff answered all questions asked during the meeting and also published an addendum which addressed all questions posed at the meeting as well as those posed via e-mail. The addendum was distributed directly to those entities who registered to receive the RFP packet.

**2. CDBG Public Service RFP Staff Ranking Committee**

Date: May 16, 2012  
Time: 8:00 am  
Location: 100 Australian Ave., Suite 1-470, West Palm Beach, FL 33406

Purpose:

The purpose of this meeting was to review staff's evaluations of the responsive proposals and to assign scores as a group. Respondents were invited to the meeting and were provided the opportunity to address the Ranking Committee to clarify any issues raised during the staff evaluation.

Public Input Received:

Four RFP respondents addressed the committee to clarify various issues that were raised. One RFP respondent asked staff to verify the definition of homelessness that was used for review and scoring. One Proposer addressed the Committee saying her agency was unfairly treated because it had not been asked to address the Committee although it received the lowest score of all the proposals reviewed.

Actions Taken to Address Comments:

After hearing the respondents' comments, the committee members revisited each proposal and reevaluated their scoring based on the clarifications made by respondents. Staff also verified that they had used HUD's definition of homelessness during the review of proposals and at the Ranking Committee meeting. Staff reminded all that the Chair of the Committee had advised that questions would only be asked of respondents if clarification was required, and that several other agencies in attendance were not asked to provide any clarification or information. Staff stated that each proposal would be revisited once all public comments were received, and that scores and ranking would not be final until the last step has been completed.

**3. CDBG Public Service RFP Selection Committee Meeting**

Date: May 21, 2012

Time: 8:00 am – 11:30 am

Location: 301 N. Olive, McEaddy Conference Room, West Palm Beach, FL 33401

Purpose:

The purpose of this meeting was for a panel consisting of senior DES staff and the Assistant County Administrator to review staff evaluations and scoring and formulate funding recommendation.

Public Input Received:

Three RFP Respondents commented on the funding recommendations made by the committee. One respondent stated the agency applied for funding based on their knowledge that CDBG funding for FY 2012-2013 had been reduced. One respondent stated that the methodology used to award funding amounts was unfair because it was based on the amount of funding received by the agency in the previous year, and since their agency did not apply for funding that fiscal year, they were penalized. One respondent stated that the Selection Committee did not adhere to the RFP as funding recommendations were not made solely on scores but instead the committee used another rubric to assign funds.

Actions Taken to Address Comments:

The Committee Chair acknowledged the comments made and advised respondents/members of the public of the BCC meeting of June 5, 2012, where the funding recommendations will be presented for discussion.

#### **4. BCC Meeting of To Discuss RFP Public Service Funding Recommendations**

Date: June 5, 2012  
Time: 9:00 am  
Location: 301 N. Olive Avenue, West Palm Beach, FL 33401

Purpose:

The purpose of this meeting was to receive conceptual approval of the FY 2012-13 CDBG Public Service funding recommendations.

Public Input Received

One member of the public thanked staff for their efforts in reviewing the RFP proposals and making funding allocations. They stated that the agency's project will still be implemented, but they will be required to seek additional sources of funding. The person requested that they be considered for any excess CDBG monies becoming available. The agency representative provided statistics on domestic abuse in Palm Beach County.

Actions Taken to Address Comments:

The comments were noted by the members of the Board of County Commissioners.

#### **ESG Specific Meetings**

##### **1. Meeting 1: Homeless Continuum of Care Grant Review Committee**

Date: April 19, 2012  
Time: 10:00 am  
Location: 100 Australian Ave., Suite 4-234, West Palm Beach, FL 33406

Purpose:

The purpose of this meeting was to establish Board positions and elect a chair, to discuss the dates and locations of meetings, and for staff to distribute applications for funding and a responsiveness review of each application which was prepared by DES staff.

Public Input Received:

No one from the public attended this meeting.

Actions Taken to Address Comments:

No action required.

##### **2. Meeting 2: Homeless Continuum of Care Grant Review Committee**

Date: May 2, 2012  
Time: 1:00 pm  
Location: 100 Australian Ave., Suite 1-470, West Palm Beach, FL 33406

Purpose:

The purpose of this meeting was to discuss the application, assign scores to each application, and to make funding recommendations.

Public Input Received:

No public input was received.

Actions Taken to Address Comments:

No actions required.

**3. Meeting 3: Homeless Continuum of Care Grant Review Committee**

Date: May 7, 2012

Time: 10:30 am

Location: 100 Australian Ave., Suite 4-790, West Palm Beach, FL 33406

Purpose:

The purpose of this meeting was for the Committee to finalize their funding recommendations made at the second meeting.

Public Input Received:

One attendee thanked the Committee for their efforts in reviewing the applications and fairly allocating funding.

Actions Taken to Address Comments:

No action taken.

**Draft Action Plan Public Meeting**

**1. Public Meeting on Draft Action Plan:**

Date: June 20, 2012

Time: 2:00 pm

Location: 100 Australian Ave., Suite 1-470, West Palm Beach, FL 33406

Purpose:

The purpose of this meeting was to present the FY 2012-2013 Palm Beach County Draft Action Plan to the public and to solicit their comments related to the draft Plan. DES staff gave presentations related to the methodologies utilized to distribute funding under the CDBG, ESG, and HOME Programs and then outlined the specific funding recommendations.

Public Input Received:

One attendee asked staff to explain the process it undertook to create strategies for utilizing FY 2012-2013 HOME Program funding. The same person proposed using the funds to implement a tenant based rental assistance program while outlining the success

of the Rapid Re-Housing Program carried out under the HPRP Program. The attendee then read a letter written on behalf of the Homeless and Housing Alliance which summarized the request to include rental assistance under the HOME Program.

Actions Taken to Address Comments:

DES staff explained that DES conducts research and solicits public feedback to develop the strategies under the HOME Program. For FY 2012-2013, the Individual Developer Account was introduced to maximize the use of the dollars available to assist homebuyers with down payment assistance. Staff emphasized that the strategies must meet priorities set forth by the Five Year Consolidated Plan. The goals and objectives in the Five Year Plan are developed based on extensive research, planning studies, and public input. The commenter was advised that staff had previously conducted two public meetings on March 6 and 7 to receive public input on what should be included in the Action Plan and that the strategies now included were partly as a result of that feedback. Staff further explained that his feedback was very important and would be included in the FY 2012-2013 Action Plan and will be utilized in the planning process.

**Board of County Commissioners (BCC) Public Hearing**

**2. Board of County Commissioners (BCC) Public Hearing:**

Date: July 10, 2012  
Time: 9:00 am  
Location: 301 N. Olive Avenue, West Palm Beach, FL 33401

Purpose:

The purpose of the hearing was to obtain BCC approval of the Palm Beach County Draft Action Plan for FY 2012-2013 and obtain public input. This meeting concluded the series of meetings held by DES to inform the public of the planning process, to explain the CDBG, ESG and HOME Programs, to review applications for funding, to make funding recommendations, and to obtain public input as it relates to the Action Plan.

Public Input Received:

No public input was received.

Actions Taken to Address Comments:

No action required.

**HOME Specific Meetings**

**1. HOME Rental Development RFP Pre-submittal Conference**

Date: July 29, 2012  
Time: 2:00 pm  
Location: 100 Australian Ave., Suite 1-470, West Palm Beach, FL 33406

Purpose:

The Pre-submittal Conference was held for RFP registrants to be provided with further instruction and explanation beyond the RFP package. Topics covered included the following: HOME Program history, availability of funding, eligible respondents, eligible activities and costs, proposal requirements and proposal evaluations.

Public Input Received:

Technical questions were asked by several attendees regarding the following: clarification of important dates, can entities apply under both HOME RFPs, the definition of “shovel ready” projects, what is considered administrative fees, will the County loan be subordinated to a first mortgage, and general questions related to formatting and submittal instructions.

Actions Taken to Address Comments:

Staff answered all questions asked during the meeting and also published an addendum which addressed all questions posed at the meeting as well as those posed to staff via e-mail. The addendum was distributed directly to all entities who registered to receive the RFP packet.

**2. HOME CHDO RFP Pre-submittal Conference**

Date: July 31, 2012

Time: 4:00 pm

Location: 100 Australian Ave., Suite 1-470, West Palm Beach, FL 33406

Purpose:

The Pre-submittal Conference was held for RFP registrants to provide further instruction and explanation beyond the RFP package. Topics covered included the following: HOME Program history, availability of funding, eligible respondents, eligible activities and costs, proposal requirements and proposal evaluations.

Public Input Received:

Technical questions were asked by several attendees regarding the following: clarification of important dates, how CHDO certification is achieved, who conducts income certification, is developer fees eligible, limitations of CHDO operating fees, and general questions related to formatting and submittal instructions.

Actions Taken to Address Comments:

Staff answered all questions asked during the meeting and also published an addendum which addressed all questions posed at the meeting as well as those posed to staff via e-mail. The addendum was distributed directly to all entities who registered to receive the RFP packet.

### **3. HOME CHDO RFP Selection Committee Meeting**

Date: August 29, 2013  
Time: 10:00 am  
Location: 301 N. Olive, McEaddy Conference Room, West Palm Beach, FL 33401

Purpose:

The purpose of this meeting was to review all responsiveness RFPs and make funding recommendations.

Public Input Received:

No public input was received.

Actions Taken to Address Comments:

No actions required.

### **4. HOME Rental Development RFP Selection Committee Meeting**

Date: August 29, 2013  
Time: 1:30 pm  
Location: 301 N. Olive, McEaddy Conference Room, West Palm Beach, FL 33401

Purpose:

The purpose of this meeting was to review all responsiveness RFPs and make funding recommendations.

Public Input Received:

Each proposer addressed the Committee to clarify issues/concerns raised by the committee members during their open discussion of the proposals.

Actions Taken to Address Comments:

No action required.

### **Public Review of CAPER**

The availability of the draft CAPER was published in the Palm Beach Post on December 7, 2013. Notice of the document's availability was also posted on DES' website. The notice provided instructions to the public about how to retrieve the document online or in person, and advised of a 15 day comment period ending on December 21, 2013. **If public comments are received during that period, they will be included in the final CAPER.**

### **Amendments to the Action Plan**

DES provides for a 15 day or 30 day comment period for the public to review and comment on proposed amendments to the Action Plan. The length of the public comment period is dependent on the nature of the amendment and is outlined in the Department's Citizen Participation Plan.

Announcements of amendments are published in the Palm Beach Post. The following chart summarizes the amendments made to the FY 2012-2013 Action Plan.

**Amendments to the  
FY 2012-13 Action Plan**

Number	Amendment Description	Date advertised	Date finalized	Comments Received
<b>1</b>	This amendment involved a change in scope to the Economic Development Set-Aside activity to fund the following: The Center for Technology, Enterprise & Development (TED), Inc., 401 West Atlantic Avenue, Suite 09, Delray Beach - \$151,000; The Enterprise Development Corporation (EDC) of South Florida, Inc., 3701 FAU Boulevard, Suite 210, Boca Raton - \$51,000; and Palm Beach County DES Economic Development Services Program, 100 Australian Ave., Suite 500, West Palm Beach - \$337,376. Total CDBG funds proposed for the activities total \$539,376.	9/3/2012	10/3/2012	None Received
<b>2</b>	The 2 <sup>nd</sup> Amendment changed the scope of the Cities of Belle Glade's and Pahokee's CDBG activities: CDBG funds were allocated to the City of Belle Glade (\$123,918) and Pahokee (\$44,518) for activity delivery costs related to CDBG funded housing rehabilitation and demolitions. This amendment changed the scope of the activities to instead cover code enforcement activities of the two cities.	9/14/2012	9/24/12	None Received
<b>3</b>	The 3 <sup>rd</sup> Amendment consisted of the following: <ul style="list-style-type: none"> <li>• Added an activity in Pahokee to construct or reconstruct sidewalks along the following street: Palm Blvd.; Parkview Court; Seminole Court; Barfield Highway; 14<sup>th</sup> Street; Begonia Dr.; and McClure Village. Total CDBG funds for this activity is \$57,561.20.</li> <li>• Changed location to a CDBG activity within Pahokee - CDBG funds (\$30,000) which were allocated for the reconstruction of basketball courts at MLK Park located at 380 E. Dr. Martin Luther King Jr., Blvd., Pahokee, FL. And now being proposed for improvements to the Community Center basketball courts located 360 E. Main Street, Pahokee, FL.</li> <li>• Increased the funding to the HOME Program by \$2375 from \$1,590,204 to \$1,592,579.</li> </ul>	10/12/2012	11/11/2012	None Received
<b>4</b>	This amendment deleted the HOME Developer Rental Program in the amount of \$1,000,000 and added the HOME Countywide 1 <sup>st</sup> and 2 <sup>nd</sup> Mortgage Program in the amount of \$1,000,000.	12/19/2012	1/19/2013	None Received

Number	Amendment Description	Date advertised	Date finalized	Comments Received
5	This amendment deleted the CDBG Housing Demolition Activity for the City of South Bay. Funding in the amount of \$26,101 was reprogrammed to Palm Beach Road Infrastructure Improvement Project located in the City of South Bay.	1/31/2012	3/02/2012	None Received
6	There was no sixth amendment	-	-	-
7	The Town of Lake Worth added a CDBG activity for comprehensive street improvements to 10 <sup>th</sup> Avenue South between "A" and "E" Streets in the City's Target Area in the amount of \$325,000.	4/20/2013	5/21/2013	None Received
8	This amendment allocated \$37,294 in CDBG funds to the Town of Lake Park for the reconstruction of six (6) tennis courts located at 601 Federal Highway and 600 Lake Shore Drive in the Town of Lake Park.	4/18/2013	5/18/2013	None Received
9	The CDBG Countywide Demolition and Clearance Activity was increased in funding by \$220,000 to \$264,000 for the purpose of demolishing residential and/or commercial structures that have been determined to be unsafe, dilapidated, or condemned for the purpose of eliminating slum and blight.	4/18/2013	5/18/2013	None Received
10	This amendment deleted the proposed construction of sidewalks in the City of Pahokee that was created under the 3 <sup>rd</sup> Amendment to FY 2012-2013. The \$57,561 allocated to this activity went toward the rehabilitation of the old Pahokee High School Gymnasium. This amendment increased funding in the amount of \$57,561 to the old Pahokee High School Gymnasium rehabilitation activity located at 360 E. Main Street, Pahokee, FL.	5/23/2013	6/21/2013	None Received
11	The 11 <sup>th</sup> Amendment reduced CDBG funding to the proposed improvements to the outdoor portion of the Shuffleboard Courts Community Center within the Town of Lake Worth by \$69,109, from \$194,859 to \$125,850. This amendment added two CDBG activities: A) Improvements to 7 <sup>th</sup> Avenue South between "A" and "E" Streets in the City of Lake Worth's Target Area (\$325,000) and B) Improvements of 5 <sup>th</sup> Avenue north between "A" and "C" Streets in the City of Lake Worth's Target Area (\$80,000).	6/15/2013	7/15/2013	None Received
12	This amendment decreased the CDBG funding allocated for the improvements to the Shuffleboard Courts located at 1121 Lucerne Ave., Lake Worth, FL, by \$45,000 from \$125,750 to \$80,000 and increased the CDBG funding to the 7 <sup>th</sup> Avenue South Improvements activity in the Lake Worth's CDBG Target Area by \$45,000 from	7/18/2013	8/02/2013	None Received

Number	Amendment Description	Date advertised	Date finalized	Comments Received
	\$325,000 to \$370,000.			
<b>13</b>	The 13 <sup>th</sup> Amendment deleted the CDBG Lake Worth Shuffleboard Activity for \$80,750 and increased the CDBG funding to the Lake Worth 7 <sup>th</sup> Avenue South Improvements Activity by \$80,750 from \$370,000 to \$450,750.	8/12/2013	9/10/2013	None Received
<b>14</b>	<p>The 14<sup>th</sup> Amendment consisted of the following:</p> <ul style="list-style-type: none"> <li>Deleted the HOME Individual Development Account (IDA) activity in the amount of \$114,805 and replaced with the HOME Rental Development Program. \$486,267 in HOME funds was allocated to this program.</li> <li>Decreased HOME funding to the HOME Countywide 1<sup>st</sup> and 2<sup>nd</sup> Mortgage Program from \$1,000,000 to \$626,538. These funds were allocated to the HOME Rental Development Program activity.</li> </ul>	8/26/2013	9/26/2103	None Received

### **III. ASSESSMENT OF ANNUAL PROGRESS**

#### **7. Self Evaluation**

In efforts to achieve the goals and objectives targeted in the FY 2012-2013 Action Plan (AP), Palm Beach County has utilized both Federal and non-Federal funding to address activities designed to accomplish identified housing, homelessness, public service, economic development, and neighborhood improvement objectives.

The County continued to pursue both governmental and non-governmental partnerships in an effort to maximize strategies and leverage resources to achieve objectives indicated in the County's Five Year Plan.

DES strives to ensure that organizations are successful in the implementation of projects and programs and provides workshops, orientations and monitoring throughout the year to recipients of CDBG, NSP and HOME funding. Technical assistance is made available to all program participants as needed. DES is in compliance with the Citizen Participation Plan, which includes the procedures and policies the County uses to encourage citizen participation via public meetings.

#### **Housing Accomplishments**

During FY 2012-2013, the County utilized funding under the CDBG, HOME, NSP, DRI, SHIP, and ESG programs to implement rental, homeownership, and homeless (transitional housing) activities. Housing activities that were specified to produce rental or homeownership units consisted of acquisition only, acquisition with rehabilitation, new construction, and rehabilitation. Proposed activities for rental units included new construction, rehabilitation, and the provision of public housing/direct rental assistance for units. Funding to address homeless shelter operation was also considered.

It was projected that a total of 228 households would be provided with homeownership or rental assistance and that 1,397 homeless persons would be provided transitional housing assistance. During the year the county assisted in the provision of 388 affordable housing units for eligible clients and provided assistance to 2,218 homeless persons in transitional housing. See the table below for details.

To promote affordability of housing, the FY 2012-2013 Action Plan proposed the expenditure of \$22,816,867 to provide assistance to 228 owner households and/or ownership units. At the end of the period the number of units assisted (280) exceeded the projected amount by 19% (52 units).

To promote sustainability of housing, the FY 2012-2013 Action Plan proposed the rehabilitation of 67 units utilizing a budget of \$312,277. The final number of units rehabilitated was 107 with a total expenditure of \$288,484.

Activity	# Provided/Assisted		Funding	
	12-13 AP Target	12-13 Actual	12-13 AP Target	12-13 Actual
<b>Availability/Accessibility for the purpose of providing decent housing:</b>				
SHIP Barrier-Free Rehabilitation Housing Program	N/A	1	N/A	\$47,278
<b>Subtotal Availability/Accessibility (units)</b>	<b>0 units</b>	<b>1 units</b>	<b>N/A</b>	<b>\$47,278</b>
Adopt-A-Family (CDBG)	272	431	\$93,777	\$92,743.35
Aid to Victims of Domestic Violence (CDBG & ESG)	176	402	\$44,918	\$36,504
Children's Home Society (CDBG & ESG)	206	197	\$32,661	\$26,617
Center for Family Services (ESG)	258	535	\$66,215	\$66,053
Children's Place at Home Safe (CDBG & ESG)	110	104	\$37,350	\$37,350
Coalition for Independent Living Options (ESG)	30	108	\$25,000	24,999.95
Jesus and You Ministries (CDBG & ESG)	130	202	\$18,495	\$18,056.64
Place of Hope (CDBG)	85	114	\$11,125	\$11,125
Vita Nova (CDBG & ESG)	130	125	\$60,394	\$60,394
<b>Sub-Total Availability/Accessibility (persons)</b>	<b>1,397</b>	<b>2,218</b>	<b>\$389,935</b>	<b>\$373,842.94</b>
<b>Affordability for the purpose of providing decent housing:</b>				
HOME 1 <sup>st</sup> and/or 2 <sup>nd</sup> Mortgage Program	N/A	0	N/A	\$0
HOME CHDO Administered Activities	3	6	\$238,887	\$182,013
SHIP 1 <sup>st</sup> Mortgage Loan Program	N/A	N/A	N/A	N/A
NSP1 1 <sup>st</sup> and 2 <sup>nd</sup> Mortgage/ S/F & M/F Acquisition and Rehabilitation	N/A	3	N/A	\$414,726
NSP2 1 <sup>st</sup> and 2 <sup>nd</sup> Mortgage/ S/F & M/F Acquisition and Rehabilitation	213	241	\$15,256,268	\$5,097,295
NSP3 1 <sup>st</sup> and 2 <sup>nd</sup> Mortgage/ S/F & M/F Acquisition and Rehabilitation	12	30	\$7,321,712	\$5,735,520
<b>Sub-Total Affordability (units)</b>	<b>228 units</b>	<b>280 units</b>	<b>\$22,816,867</b>	<b>\$11,429,554</b>
<b>Sustainability for the purpose of providing decent housing:</b>				
CDBG Housing Rehabilitation	67	107	\$312,277	\$288,484
<b>Sub-Total Sustainability (units)</b>	<b>67 units</b>	<b>107 Units</b>	<b>\$312,277</b>	<b>\$288,484</b>
<b>Grand Total</b>	<b>295 units 1,397 persons</b>	<b>388 units 2,218 persons</b>	<b>\$23,129,144</b>	<b>\$12,139,159</b>

### Analysis of Other Accomplishments

The table below summarizes the accomplishments of Palm Beach County in achieving the targets set forth in the FY 2012-2013 Action Plan for homelessness, public services, public facilities and improvements and economic development.

Activities	2012-2013 Goals/Actual		2012-2013 CPD Funding	
	AP Goals	Actual	AP Award	Expended
<b>Homeless &amp; Homeless Prevention</b>	3,634	8,835	\$1,175,819	\$1,117,153
• CDBG	1,168	5,822	\$684,071	\$626,038
• ESG	2,466	3,013	\$491,748	\$491,115
<b>Other CDBG Public Service</b>	916	1,376	\$86,361	\$82,148
<b>Public Facilities and Infrastructure</b>	7	13	\$2,539,074	\$2,241,818
<b>Economic Development</b>	191 FTE	2,542 FTE	N/A	\$1,599,896
• Section108	155 FTE	776 FTE	\$5,457,000	\$1,060,520
• CDBG Set-Aside	36 FTE	1,766 FTE	\$539,376	\$539,376

### Homelessness Accomplishments

The Palm Beach County Action Plan (AP) for FY 2012-2013 projected that 3,634 homeless persons and persons at risk of becoming homeless would be assisted through funding provided under the CDBG and ESG Programs. The actual number served was 8,835 (59% in excess of the targeted figure). The number of persons served was realized from CDBG and ESG combined funding amounts totaling \$1,175,819, which was awarded to 10 agencies to undertake 11 homeless programs.

### CDBG Public Service Accomplishments

For FY 2012-2013, seven (7) agencies were awarded funding in the amount of \$86,361 to undertake non-homeless related public service activities, which was projected to benefit 916 persons. At fiscal year's end, total funding expended was \$82,148 and 1,376 persons benefitted, 460 (33%) more than originally projected.

### Public Facilities Improvements

CDBG funding in the amount of \$2,539,074 was allocated for FY 2012-2013 to complete seven (7) public facilities and infrastructure improvement activities during the year. At the end of the fiscal year, thirteen (13) activities were completed at a total cost of \$2,241,818.

### Economic Development

The CDBG Set-aside Program and the Community Development Business Loan Program (Section 108), the two primary economic development programs implemented by DES, were projected to create 191 full-time equivalent jobs. By year end, a total of 2,542 full-time equivalent jobs had been created and \$1,599,896 expended.

### Barriers Encountered During the Year Which Negatively Impacted Efforts to Realize the Targets and Fulfilling of the Strategy

Palm Beach County met all of the requirements mandated by HUD regarding program

implementation, including the 1.5 expenditure rate requirement, the 20% CDBG administration cap, and the 15% CDBG cap on public service activities. Given current funding constraints, the County utilized funding made available under the NSP1 and NSP2 programs to carry out activities identified in the 2012-2013 Action Plan in order to achieve target projections.

### **III. ASSESSMENT OF ANNUAL PROGRESS**

#### **8. Monitoring**

##### **a. Description of How and the Frequency Activities are Monitored**

The Department of Economic Sustainability (DES) implements subrecipient monitoring and other appropriate procedures through the Policy and Procedure Memorandum (PPM) Number HC-0-101. Adhering to this PPM ensures that all federally funded programs administered by DES comply with not only HUD's regulations but also all applicable State and County requirements. A summary of those policies and procedures are described below.

In general, the section managers are responsible for the monitoring of agreements which are administered by their section. The Strategic Planning Section is responsible for monitoring all Community Development Block Grant (CDBG) funded activities related to public services, purchases of equipment and economic development assistance to businesses. It is also responsible for coordinating the monitoring of subrecipients funded under the DRI Programs but has specific responsibility to ensure that the funded activities meet a CDBG National Objective, that the beneficiaries are eligible to receive the benefit and that the files are properly documented. The Mortgage and Housing Investments Section is responsible for the monitoring of all entities funded under the HOME Program, such as the Community Housing Development Organizations (CHDOs), recipients of competitive HOME rental funding, and individuals funded under the HOME 2<sup>nd</sup> Mortgage Program; the NSP1 and NSP2 1<sup>st</sup> and 2<sup>nd</sup> Mortgage Programs as well as entities and individuals funded under the State of Florida funded SHIP Program. The Capital Improvement and Real Estate and Inspection Services Section (CIREIS) is responsible for the monitoring of construction, land acquisition, real property acquisition, installation, and demolition activities funded under the CDBG and Disaster Recovery Initiative (DRI) Programs; Housing Acquisition and Rehabilitation activities funded under the NSP1, NSP2 and NSP3 Programs. Monitoring of activities funded under the Emergency Solutions Grant Program is the responsibility of the Community Services Department which administers this grant.

Below is a brief summary of the monitoring procedure utilized by the responsible section to monitor the programs under their purview:

##### **CDBG Public Services**

These activities are subject to an onsite monitoring at least once per year to review administrative, programmatic and fiscal integrity. The Strategic Planning Section as well as the Financial Administration and Loan Servicing Section (FALS) is responsible for conducting the onsite monitoring of each agency that undertakes public service activities. This monitoring is conducted using monitoring instruments which are developed specifically for the purpose and which seek to duplicate the items outlined in the HUD CDBG Monitoring Handbook. This strategy ensures that the County's subrecipients will meet HUD's requirements.

Monthly assessments of all subrecipients are also carried out through evaluation and examination of monthly reports which are required per the subrecipient agreements and through information gleaned when processing invoices for reimbursement. If irregularities are observed as a result of

the desk monitoring, this may trigger a more in-depth site visit and monitoring or assistance to the subrecipient to address the concern/irregularity.

### **CDBG Construction-Related Activities**

The Capital Improvement Real Estate and Inspection Services (CIREIS) staff is responsible for monitoring agencies for procurement procedures, Section 3, compliance with all labor regulations and adherence to construction and engineering related contractual matters.. Specifically, Section 3 and Davis Bacon compliance is monitored on an on-going basis. CIREIS staff observes construction activities as to their general nature and progress; however, the subrecipient project consultant monitors projects to ensure that the work is performed to all specifications. FALS staff is responsible for monitoring agency record-keeping and fiscal management. This is done every three (3) years for municipalities and during the term of the agreement for all other agencies. The CIREIS staff is also responsible to ensure compliance with all Uniform Relocation Act (URA) requirements, asbestos and lead-based paint requirements.

The CIREIS Section maintains a list of public facilities which are constructed/rehabilitated/expanded with CDBG funds and therefore are subject to a use restriction period. DES ensures that the HUD required use restriction period is met through encumbrances on title to the assisted properties.

### **CDBG Economic Development Activities**

The job requirements for all activities funded as well as the monitoring of equipment purchases are the responsibility of the Strategic Planning Section. Funded businesses are monitored annually for job creation and equipment maintenance. Upon reimbursing an assisted business for equipment purchases, DES immediately files a UCC lien on each piece of equipment to ensure that it is not sold without the county's knowledge or consent. Jobs created are expected to be maintained for a period of at least three (3) years and at least 51% of all jobs created under the activity must be occupied by low and moderate income individuals.

### **NSP1, NSP2, NSP3 Activities**

Palm Beach County is undertaking the following activities under the three NSP grants: Financial Mechanisms (1<sup>st</sup> and 2<sup>nd</sup> Mortgages); Acquisition and Rehabilitation; and Redevelopment.

The financial mechanism (1<sup>st</sup> and 2<sup>nd</sup> Mortgages) activity is administered by DES's Mortgage and Housing Investment Section. Income eligible home buyers are provided with mortgages to purchase homes in predetermined areas of greatest needs. The home has to meet ownership and affordability requirements for a specific period of time and monitoring of this requirement is done through mortgage.

The DES Monitoring Handbook for the NSP program requires that subrecipients under the acquisition and rehabilitation program be monitored annually and that a risk analysis may be used to select the subrecipients to be monitored. The monitoring team includes Strategic Planning, FALS, and CIREIS Sections. The enforcement of the affordability period on properties purchased will be enforced via deed restrictions.

The projects undertaken under the redevelopment category predominantly involve construction

of multi-family rental housing units. Construction monitoring (including Davis-Bacon, Section 3) is on-going and is undertaken by the CIREIS Section. Once construction is completed and the units leased, Strategic Planning will organize an on-site monitoring of each project to include national objective, NSP rental project requirements, construction, financial requirements, among others. This monitoring will be done upon project completion however, annual follow-up monitoring done either on site or remotely will be undertaken to assess tenant eligibility.

### **HOME Program First Time Homebuyer Program**

The regulations governing this program place affordability and residency restrictions on the acquired property. Typically, the property is required to remain affordable for a specified number of years and should be the primary residence of the beneficiary. DES imposes these conditions via two strategies, first, a deed restriction is placed on the property to prevent the transfer of ownership without the knowledge of the County and to ensure that property will remain affordable for the affordability period, and second, a residency certification is conducted annually by DES (BHI Section) to ensure continued owner occupancy.

### **HOME CHDOs**

Funds are awarded to Community Housing Development Organizations (CHDO) to be used to develop, sponsor, or own affordable housing. These units must be made available to low-and moderate income households. On an annual basis CHDOs that receive such funding are monitored by BHI staff for contractual and regulatory compliance.

### **HOME Assisted Multi-Family Rental**

All HOME assisted rental units must qualify as affordable housing and be occupied solely by households who qualify as low-and moderate income at time of initial occupancy. To ensure compliance, the owner of the housing units is responsible for conducting annual income certifications of tenants. The owner of the housing units then forwards a letter to DES certifying that all occupants are of low and moderate income. DES conducts Housing Quality Standards of HOME assisted developments annually. DES conducts Housing Quality Standards of HOME assisted developments annually.

### **Disaster Recovery Initiative Programs (DRI)**

Palm Beach County Strategic Planning Section has developed specific monitoring policies and monitoring tools to be used to undertake monitoring of the activities funded under the DRI Program. Activities funded under these programs fall into two broad categories, namely, construction/improvements to housing, and construction/improvements to public facilities and infrastructure.

Agencies undertaking CDBG public service activities, DRI activities and HOME CHDOs are advised in writing of the results of the on-site monitoring visit. If there are findings or concerns the letter will include recommendations to address the noted concerns or findings. DES will assess the actions proposed by the subrecipient to address the finding and either approve of the action (in which case the finding/concern is cleared) or reject the action (in which case the finding /concern remains). In the event of the latter, the subrecipient will be given time and provided with technical assistance aimed at addressing the finding/concern. Ultimately, if a finding remains unresolved, the subrecipient may be required to repay the grant funds to the

County and/or may be disqualified from receiving future funding.

**b. Status of Grant Programs Monitored**

During FY 2012-13, DES conducted annual monitoring of seventeen (17) subrecipients receiving funding under the CDBG Program (specifically for public service, code enforcement, and economic development activities) and six (6) subrecipients receiving funding under the DRI3 and DRI4 programs. The checklists used to monitor these subrecipients are based on the same checklists that HUD uses when monitoring DES. Given the favorable outcome of the subrecipients monitoring during the year, it appears that the grant programs monitored are in compliance with the regulatory requirements governing those programs.

Disbursement of grant funds to subrecipients/developers by Palm Beach County under the CDBG, HOME, ESG and other federal sources is contingent on the execution of an agreement. These are generally executed at the beginning of the fiscal year for public services and at project implementation for construction related activities. Grant funds encumbered by these agreements/MOU are paid to the subrecipients/developers on a reimbursement basis. Palm Beach County does not advance Federal funds subrecipients/developers.

## IV. PROGRAM NARRATIVES

### Community Development Block Grant (CDBG)

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

##### a. Assessment of Use of CDBG Funds

The Priority Non-Housing Community Development Needs of the jurisdiction are outlined in the Five Year Consolidated Plan. The Plan identifies needs and objectives to be undertaken during the five year planning period 2010-2015. These needs and objectives serve as a guide to assist Palm Beach County in the distribution of CDBG funds. The table below provides a summary of the activities by CD objective that were completed during FY 2012-2013 using CDBG funds and the Priority Needs addressed under the Consolidated Plan.

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

CD Objective Number, per Five-Year Plan	Priority Need, per Five-Year Plan	Priority Assignment, per Five-Year Plan	Number of Activities Accomplished, FY 2012-2013
<i>Public Improvements/Infrastructure</i>			
<b>6.1a</b>	<b>Water/Sewer Improvements</b>	H	2
<b>6.1b</b>	<b>Street Improvements</b>	H	3
<b>6.1c</b>	<b>Sidewalk Improvements</b>	H	1
<b>6.1e</b>	<b>Flood/Drainage Improvements</b>	H	2
<i>Public Facilities</i>			
<b>7.1b</b>	<b>Handicapped Centers</b>	M	1
<b>7.1i</b>	<b>Parks and Recreational Facilities</b>	H	3
<b>7.1k</b>	<b>Other Public Facilities</b>	M	1
<i>Public Services</i>			
<b>8.1b</b>	<b>Services for the Disabled</b>	H	2
<b>8.1d</b>	<b>Child Care Services</b>	H	1
<b>8.1g</b>	<b>Health Services</b>	M	2
<b>8.1i</b>	<b>Domestic Violence Services</b>	M	1
<b>8.1j</b>	<b>Abused/Neglected Children Services</b>	H	2
<b>8.1l</b>	<b>Homeless Services</b>	H	4
<b>8.1k</b>	<b>Housing Related Services</b>	H	2
<i>Economic Development</i>			
<b>5.1c</b>	<b>ED Assistance to For-Profits</b>	H	2

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

To further the County's Housing Objective, DES administers a CDBG funded Countywide Rehabilitation Program. The Program is designed to conserve and/or upgrade the existing housing stock, especially housing available to low and moderate-income households. The program provides full rehabilitation assistance to sub-standard, owner-occupied, single family properties of up to four units. For FY 2012-2013, DES provided housing rehabilitation assistance in the amount of \$196,207 to seven (7) low/moderate income owner-occupied households, and \$92,277 toward the rehabilitation of Drexel Apartments, a 100 unit public housing facility.

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

During FY 2012-2013, thirteen (13) public facilities and infrastructure improvement activities were completed using CDBG funds. A total of 17,019 persons benefitted from these activities of which 13,078 or 76.8% were determined to be of low and moderate income. Available financial information indicates that \$2,241,818 was expended on these activities.

**Public Facilities and Capital Improvements  
Completed Projects from 10/1/12 to 9/30/13**

Projects	Budget	Expended	# of Beneficiaries	Objectives
<b>Westgate North: Infrastructure Improvements (Phase IV)</b>	\$463,262	\$380,127	176	Installation of sanitary sewer lines
<b>Westgate/Belvedere Homes CRA: Property Acquisition</b>	\$85,000	\$60,309	1,500	Purchase of property to widen drainage canal
<b>Seminole Manor/Town of Lake Clarke Shores: Infrastructure improvements</b>	\$511,229	\$405,932	2,636	Installation of sanitary sewer lines
<b>Town of Mangonia Park: Addie L. Greene Park</b>	\$7,225	\$6,316	1,294	Installation of slide at park
<b>Town of Lake Park: Bert Bostrom Park</b>	\$53,377	\$53,377	205	Rehabilitation of bathrooms at park
<b>Town of Lake Park: Flagler Blvd. Median Irrigation</b>	\$52,200	\$52,200	160	Installation of irrigation system in median
<b>City of Lake Worth: Sunset Ridge Park</b>	\$225,907	\$218,893	3,152	Improvements to playground equipment and other park improvements
<b>City of Greenacres: 10<sup>th</sup> Avenue Sewer Project</b>	\$90,830	\$90,830	40	Installation of storm water sewer project
<b>Jerome Golden Center: Facility Improvements</b>	\$343,712	\$343,712	5,110	Renovation of existing HVAC system
<b>Town of Jupiter: Eastview and Pine Gardens North</b>	\$201,145	\$157,088	1,054	Installation of new sidewalks
<b>City of Riviera Beach: W. 36<sup>th</sup> Street</b>	\$200,892	\$200,892	225	Improvements to existing street
<b>PBC Engineering: Patio Court</b>	\$67,203	\$67,203	1,419	Improvements to existing

Projects		Budget	Expended	# of Beneficiaries	Objectives
<b>PBC Engineering: Ohio Road</b>		\$237,092	\$204,939	48	Improvements to existing street
<b>TOTAL</b>		<b>\$2,539,074</b>	<b>\$2,241,818</b>	<b>17,019</b>	

During FY 2012-2013, \$809,065 in CDBG funds were awarded to fourteen (14) non-profit organizations to undertake public service activities. The total amount expended as of September 30, 2013 was \$737,745. A total of 7,380 individuals benefited from these activities, at least 51% of whom were low and moderate income persons. A summary of the public service activities undertaken during the year is shown on the following table.

**Public Services FY 2012-2013:  
Activities, Amount Awarded and Expended  
Completed Projects from 10/1/12 to 9/30/13**

Agency	Activity	Goal	Number Served	Awarded Amount	Expended Amount
<b>PBC Community Services</b>	Operating costs of the Senator Philip D. Lewis Center for homeless individuals	769 individuals	5335 individuals	\$606,799	\$563,224
<b>Aid to Victims of Domestic Abuse</b>	Operating costs in support of a transitional housing facility for abused women and children	32 individuals	20 individuals	\$18,406	\$9,992
<b>Children's Home Society</b>	Provision of case management to pregnant teens and teen mothers at Transitions Home	12 individuals	12 individuals	\$16,990	\$10,946
<b>Children's Place at Home Safe</b>	Salaries, benefits and expenses for the provision of emergency shelters for boys and girls	110 individuals	104 individuals	\$12,750	\$12,750
<b>Coalition for Independent Living Options</b>	Provision of emergency meals, utility payments and life skill classes through the DINE Project	60 individuals	48 individuals	\$16,384	\$14,268

Agency	Activity	Goal	Number Served	Awarded Amount	Expended Amount
<b>Healthy Mothers/Healthy Babies</b>	Operating costs of providing health navigation to uninsured pregnant women and families	600 individuals	601 individuals	\$6,668	\$6,333
<b>Jesus and You Outreach Ministries</b>	Emergency shelter and transitional housing facility for homeless men	130 individuals	202 individuals	\$8,495	\$8,495
<b>Legal Aid Society of Palm Beach County</b>	Operational costs associated with the Fair Housing Project	25 individuals	25 individuals	\$43,487	\$36,529
<b>Place of Hope</b>	Case management for abused/neglected children in foster care	85 individuals	114 individuals	\$11,125	\$11,125
<b>Redlands Christian Migrant Association</b>	Child care/development services for farmworker families	105 individuals	90 individuals	\$9,911	\$9,911
<b>Seagull Industries for the Disabled</b>	Provision of vocational training for developmentally challenged adults	125 individuals	134 individuals	\$22,249	\$22,249
<b>Sickle Cell Foundation of Palm Beach County</b>	Case management and counseling for persons with sickle cell disease/traut in Western PBC	46 individuals	28 individuals	\$12,743	\$8,865
<b>Urban League of Palm Beach County</b>	Operational costs for the Comprehensive Housing Counseling Program	140 individuals	632 individuals	\$13,552	\$13,552
<b>Vita Nova</b>	Transitional housing for young adults who have aged out of foster care	30 individuals	35 individuals	\$9,506	\$9,506
<b>Total</b>		<b>2,326 individuals</b>	<b>7,380 individuals</b>	<b>\$809,065</b>	<b>\$737,745</b>

## 2. Changes in Program Objectives

For FY 2012-2013, DES sought direction from the Palm Beach County Board of County Commissioners (BCC) at a workshop on January 17, 2012 on strategies related to CDBG funding. For FY 2012-2013, it was determined by the BCC to allocate CDBG funding as follows: set aside 10% of the FY 2012-2013 grant to fund the County's CDBG Economic Development Program; allocate 15% of the grant to fund public service activities [75% was designated toward the Senator Philip D. Lewis (Homeless Resource) Center and 25% to non-profit agencies assisting special needs, elderly and disabled persons]; and allocate 20% to fund program planning and administration. Additionally, CDBG funds were provided to municipalities and County departments for public facilities and improvements, infrastructure, housing rehabilitation and demolition, and program implementation.

## 3. Assessment of Efforts in Carrying Out Planned Actions

At the beginning of FY 2012-2013, the County had \$14,362,096 in CDBG funds to be used to undertake eligible activities. By the end of FY 2012-2013, the County had expended \$6,284,541 or 43.7% of the available funds. Funds were expended on activities related to public services, public facilities and infrastructure, countywide housing, and economic development activities.

In order to comply with submission requirements, applications for funding are required to provide documentation to prove that the activity for which funding is being sought is consistent with the priorities set under the Jurisdiction's Five Year Consolidated Plan.

Additionally, applicants who apply for funding from other HUD programs are required to show that their projects are consistent with the Jurisdiction's Five Year Consolidated Plan. These requests for certifications of consistency are received by DES from the applicants, and the proposals are reviewed by DES staff. Certifications are issued if warranted. During FY 2012-2013, three (3) agencies requested and obtained certifications of consistency from DES for the projects illustrated below:

Agency	Project	Funding Program
Pahokee Housing Authority	Annual Plan	Public Housing and Section 8
Palm Beach County Housing Authority	FSS Coordinator	HUD Resident Opportunity and Self-Sufficiency Grant
PBC Division of Human Services	PBC Continuum of Care	FY 2012 HUD Supportive Housing/Shelter Care Program

## 4. Funds Used for Activities Meeting National Objectives

All activities provided with CDBG funds were included in the County's Action Plan for FY 2012-2013, or were incorporated into the Plan via an amendment. All funded activities met one of the three National Objectives, and approximately 98.63% of applicable funds were expended on activities benefiting low- and moderate-income persons.

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

Palm Beach County, in compliance with 24 CFR 570.606 and 24 CFR 92.353, takes all reasonable steps to minimize the displacement of persons as a result of CDBG or HOME assisted activities. Palm Beach County has a BCC approved Residential Anti-displacement and Relocation Assistance Plan. The Plan takes steps to minimize the displacement of families and individuals, and businesses, provides relocation assistance for displaced persons and, provides for a one for one replacement of lower income dwelling units.

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

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

Annually, DES allocates a portion of its CDBG entitlement to economic development activities. During FY 2012-2013, this amounted to \$539,376. A sum of \$202,000 was allocated under the CDBG Economic Development Program to two (2) business incubators to provide assistance to small existing or start-up companies. Of the full time equivalent (FTE) jobs required to be created, 19 jobs were created by businesses assisted under this program and 16 FTEs or 84% were held by low-and moderate income persons.

<b>Economic Development Program</b>	<b>Allocated Amount</b>	<b>FTE Jobs Contracted</b>	<b>FTE Jobs Created</b>
<b>Center for Technology, Enterprise &amp; Development (TED)</b>	\$151,100	11	14
<b>Enterprise Development Corporation of South Florida (EDC)</b>	\$51,000	4	5
<b>TOTAL</b>	<b>\$202,000</b>	<b>15</b>	<b>19</b>

A sum of \$337,376 under the Economic Development Program was allocated to provide economic development services to existing and start-up businesses in Palm Beach County, as well as undertake other economic development activities. These businesses were instrumental in creating a total of 1,747 jobs during FY 2012-2013.

**7. Program Income Received**

For FY 2012-2013, Palm Beach County earned \$27,595.78 in program income under the CDBG Program.

## 8. Prior Period Adjustments

There were no prior period adjustments during FY 2012-2013.

## 9. Loans and other receivables

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

## 10. Lump Sum Agreements

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

## 11. Neighborhood Revitalization Strategies

Palm Beach County does not have a HUD-approved Neighborhood Revitalization Strategy Area.

## 12. Section 108 Loan Guarantee

In February 2003, the County established a Section 108 Countywide Loan Program. Since its inception, the program has applied for and received Section 108 loans and Brownfield Economic Development Initiative (BEDI) grants from HUD totaling \$34,250,971. As of the end of FY 2012-2013, the County has awarded Section 108 loans to twenty-four (24) businesses in the amount of \$18,086,000, and BEDI grants to nine (9) of those business in the amount of \$1,315,869. Businesses funded under this program are required to create a minimum of one job for every \$35,000 in funding received. To date, out of a proposed 870 full time equivalent (FTE) jobs, businesses had created 1,262 FTE jobs, of which 658 FTE jobs (52.1%) were held by or made available to low and moderate income workers. During FY 2012-2013, nine (9) loans, with an allocated amount of \$5,457,000 were closed and businesses previously funded under the Section 108 Program created 776 FTE jobs.

Project Name	Funding Source	Amount Allocated	Amount Advanced	# of Loan/Grant	# of FTE Committed	# of FTE Created/Retained
<b>Countywide Loan Program</b>	Section 108	\$26,568,000	\$15,284,624	16	721	1,233
<b>Ave. A Revitalization Project</b>	Section 108	\$2,600,000	\$2,549,376	6	139	14
	BEDI	\$1,200,000	\$1,174,868	6	-	-
<b>Pahokee Downtown Revitalization</b>	Section 108	\$2,824,000	\$252,000	2	10	15
	BEDI	\$1,058,971	\$141,001	3	-	-
<b>TOTAL</b>		<b>\$34,250,971</b>	<b>\$19,401,869</b>	<b>33</b>	<b>870</b>	<b>1,262</b>

**Section 108  
Loan Guarantee Accomplishment Report**

Grantee Name	ST	Section 108 Project Number	Project Name	Section 108 Loan Amount	Section 108 Amount Advanced	Total CDBG Assistance	FTE Jobs Est. in 108 Appl.	Total Actual FTE Jobs Created or Retained	Number of FTE Jobs Held by/Low/Mod	Total Housing Units Assisted	Number of Units Occpd. by Low/Mod Households	Slum/Blight Area Y=Yes
<b>PBC</b>	FL	B-02-UC-12-0004	Community Development Business Loan Program	\$1.66M	\$1.66M	\$1.66M	70	0	0	n/a	n/a	n/a
<b>PBC</b>	FL	B-08-UC-12-0004	Community Development Business Loan Program	\$13.3M	\$11.1M	\$11.1M	587	1,233	629	n/a	n/a	n/a
<b>PBC</b>	FL	B-07-UC-12-0004	Avenue A Revitalization Loan	\$2.6M	\$2.54M	\$2.54M	141	14	14	n/a	n/a	n/a
<b>PBC</b>	FL	B-09-UC-12-0004	Pahokee Downtown Revitalization Loan	\$2.8M	\$141,000	\$141,000	81	15	15	n/a	n/a	n/a
<b>PBC</b>	FL	B-10-UC-12-0004	Community Development Business Loan Program	\$10M	\$2.6M	\$2.6M	106	0	0	n/a	n/a	n/a
<b>PBC</b>	FL	B-11-UC-12-0004	Community Development Business Loan Program	\$1.56M	0	0	45	0	0	n/a	n/a	n/a

## IV. PROGRAM NARRATIVES

### HOME Investment Partnership (HOME) Program

#### 1. Assessment of Relationship of HOME Funds to Goals and Objectives

##### a. Assessment of Use of HOME Funds

The HOME Program was created by the 1990 Cranston-Gonzalez National Affordable Housing Act to provide affordable housing opportunities to very-low and low-income persons/families (households at or below 80% of area median income). HOME funds may be used to acquire, rehabilitate, and/or construct housing in efforts to expand the supply of decent, safe, sanitary, and affordable housing.

Palm Beach County's Five Year Consolidated Plan (FY 2010-2015) projected that over the five year period the HOME Program would provide homeowner benefits to 180 households under the HOME funded Countywide Second Mortgage Program and the CHDO Administered Program. To date, a total of 124 households (6 during the fiscal year) were assisted with HOME funding (69% of the Five Year Consolidated Plan's projected total). The Palm Beach County Action Plan (AP) for FY 2012-2013 underwent several Amendments during the year. The final Plan projected that a total of 6 households would receive assistance under homeownership programs and 111 units would be assisted under rental development programs. During FY 2012-2013, 6 households were assisted with homeownership, meeting the annual projection. Construction of the rental projects funded through the Amendments is expected to begin in early FY 2013-2014.

Utilizing both HOME funds from previous years in the amount of \$1,863,791 and NSP2 funds, the construction of a multi-family rental development project was completed and fully pre-leased. The development will provide 21 HOME-designated affordable rental housing units for very-low and low-income households.

The activities designated under Palm Beach County's HOME Program during FY 2012-2013 were intended to address priority housing needs identified in the Five Year Consolidated Plan for FY 2010-2015. The table below illustrates the correlation between each HOME Project and the priority needs addressed.

HOME Project	Activity Type	Priorities Addressed
<b>Countywide 1<sup>st</sup> and 2<sup>nd</sup> Mortgage Program</b>	Acquisition of Real Property Acquisition/Rehabilitation, or New Construction	Potential Homeowners: High, Medium
<b>Rental Development</b>	Production of new rental units or acquisition/rehabilitation of existing rental units to create additional affordable rental opportunities.	Potential Renters: High, Medium

<b>CHDO Administered Activities</b>	Rehabilitation of existing single family housing or new construction of single-family housing for first time homebuyers (FTH).	Potential Homeowners: High, Medium
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Funding in the amount of \$1,592,579 was received by Palm Beach County as an entitlement under the HOME Program for FY 2012-2013. The table below illustrates the HOME funding allocation for FY 2012-2013.

HOME Project	Amount Allocated	% of Total Allocation
<b>CHDO Administered Program</b>	\$238,886.85	15%
<b>CHDO Operating Expenses</b>	\$79,628.95	5%
<b>Countywide 1<sup>st</sup> and 2<sup>nd</sup> Mortgage Program</b>	\$628,538.30	39.5%
<b>Planning and Administration Costs</b>	\$159,257.90	10%
<b>Rental Development Loan Program</b>	486,267.00	30.5%
<b>TOTAL</b>	<b>\$1,592,579.00</b>	<b>100%</b>

The allocations shown above were revised after several Amendments during the year which required deleting funding for the IDA Program, the addition of a 1<sup>st</sup> and 2<sup>nd</sup> Mortgage Program, and an increase in funding to the Rental Development Loan Program.

#### **Rental Development Loan Program**

Three developers were awarded funding through the Rental Development Loan Program for the creation/rehabilitation of a total of 111 affordable housing units for very low- and low-income persons. 35 of the units are designated for households with income less 50% AMI. These units will aid in increasing the supply of affordable rental housing, a high priority objective of the County's current Five Year Consolidated Plan.

#### **Countywide 1<sup>st</sup> and 2<sup>nd</sup> Mortgage Program**

Palm Beach County 1<sup>st</sup> and 2<sup>nd</sup> Mortgage Program provides first and/or second mortgages to income eligible participants to purchase a home. Via the HOME mortgage and promissory note, the homeowner is required to occupy the housing unit as his/her principal residence for the duration of the restrictive period, and a residency certification is conducted annually to ensure compliance. No mortgages were processed under this program during the year as DES concentrated its efforts on implementing the NSP2 and NSP2 1<sup>st</sup> and 2<sup>nd</sup> Mortgage Programs. However, the public was informed about the availability of funding under this program and some have submitted applications.

#### **Activities by CHDOs**

The mandatory 15% set-aside Community Housing Development Organization (CHDO) reserve funds were used for eligible activities in which CHDOs acted as a developer,

sponsor, and/or owner of housing to be made available to first-time homebuyers. Eligible activities included acquisition of housing (with or without rehabilitation), acquisition of vacant land, and new construction.

During FY 2012-2013, Palm Beach County re-certified three (3) existing CHDOs. Using HOME funding received during the year CHDOs purchased and rehabilitated a total of six (6) affordable single family housing properties during the year. These will be sold to very low- or low-income eligible households.

Also during the fiscal year, Palm Beach County accepted new CHDO Certification applications through an open submission process. Of the requests received, four (4) organizations were approved as CHDO's, bringing to seven (7) the number of certified CHDOs in the County.

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

To address the County's Housing Objectives, DES administers the Rental Development Program, Countywide 1st and 2nd Mortgage Program, and CHDO Administered Activities. DES has included rental developer activities in its HOME Program Description in order to increase the supply of affordable rental housing units, a high priority need indicated in the Five Year Consolidated Plan. During FY 2012-2013, HOME administered programs provided assistance to 6 households. The following table illustrates the assistance provided by income group.

Assistance Provided by Income Group	Number of Households
Very-Low Income (0 to 30% of Median Family Income)	3
Very-Low Income (31 to 50% of Median Family Income)	3
Low Income (51 to 80% of Median Family Income)	0
<b>TOTAL</b>	<b>6</b>

**2. HOME Match Report**

a. Matching Contribution

The total match liability for the activities to be funded under the HOME Program FY 2012-2013 was \$397,551. SHIP funds serve as the matching contribution and are used to implement program-related activities. From the previous federal fiscal year, an excess of \$432,338 in Match funding was available. Of that total, \$397,551 was used to fulfill the HOME Match requirement.



# Annual Performance Report HOME Program

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

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

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

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

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

Submit this form on or before December 31.	This report is for period (mm/dd/yyyy)		Date Submitted (mm/dd/yyyy)
Send one copy to the appropriate HUD Field Office and one copy to: <b>HOME Program, Rm 7176, 451 7th Street, S.W., Washington D.C. 20410</b>	Starting Oct. 1, 2012	Ending	

## Part I Participant Identification

1. Participant Number	2. Participant Name Palm Beach County		
3. Name of Person completing this report Carol Eddy Langford		4. Phone Number (Include Area Code) 561-233-3660	
5. Address 100 Australian Avenue, Suite 500	6. City West Palm Beach	7. State Florida	8. Zip Code 33406

## Part II Program Income

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

1. Balance on hand at Beginning of Reporting Period	2. Amount received during Reporting Period 190,446.65	3. Total amount expended during Reporting Period	4. Amount expended for Tenant-Based Rental Assistance	5. Balance on hand at end of Reporting Period (1 + 2 - 3) = 5 190,446.65
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## Part III Minority Business Enterprises (MBE) and Women Business Enterprises (WBE)

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

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

**Part IV Minority Owners of Rental Property**

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

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

**Part V Relocation and Real Property Acquisition**

Indicate the number of persons displaced, the cost of relocation payments, the number of parcels acquired, and the cost of acquisition. The data provided should reflect only displacements and acquisitions occurring during the reporting period.

	a. Number	b. Cost
1. Parcels Acquired		
2. Businesses Displaced		
3. Nonprofit Organizations Displaced		
4. Households Temporarily Relocated, not Displaced		

Households Displaced	a. Total	Minority Business Enterprises (MBE)				f. White Non-Hispanic
		b. Alaskan Native or American Indian	c. Asian or Pacific Islander	d. Black Non-Hispanic	e. Hispanic	
5. Households Displaced - Number	0					
6. Households Displaced - Cost	\$0					

### 3. Assessments

#### a. On-site Inspection of Rental Housing

During FY 2012-2013 Palm Beach County contracted with a HUD 203b Inspection company to inspect 844 HOME-assisted rental units.

#### b. Affirmative Marketing

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

#### c. Outreach to Minority and Women Owned Businesses

The County's Minority Outreach Program calls for active participation by minority and women-owned businesses. In order to achieve a greater level of participation by these businesses, the HOME Program's First-Time Homebuyer Program operates in conjunction with nonprofit agencies and/or Community Development Corporations (CDC's) that represent minority-based neighborhoods. The participating agencies or CDC's are able to promote the use of minority and women-owned businesses through the Office of Small Business Assistance and its Minority/Women-owned Business Enterprise (M/WBE) Program in their first-time homebuyer programs.

## **IV. PROGRAM NARRATIVES**

### **Housing Opportunities for People with AIDS (HOPWA)**

#### **Assessment of Relationship of HOPWA Funds to Goals and Objectives**

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

## **IV. PROGRAM NARRATIVES**

### **Emergency Shelter Grants Program (ESGP)**

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

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

As a result of the Homeless Emergency Assistance and Rapid Transition to Housing Act of 2009 (HEARTH Act) three separate homeless assistance programs administered by the U.S. Department of Housing and Urban Development (HUD) were consolidated into a single grant program. The HEARTH Act also revised the Emergency Shelter Grant program and renamed it the Emergency Solutions Grant (ESG). HUD utilizes an entitlement formula to allocate ESG funding to Palm Beach County and other jurisdictions. Palm Beach County received \$531,619 of ESG funding for FY 2012-2013.

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

The operation and maintenance of emergency shelters and transitional housing facilities is assigned a high priority for ESG funding. Items that are generally supported under this category include: electricity, water/sewer, insurance, food, rent and general maintenance. Palm Beach County's ESG funding is awarded primarily for this priority. During FY 2012-2013, \$318,971 (60%) of the ESG award was granted for the operation and maintenance of emergency shelter and transitional housing facilities. Ten (10) agencies used ESG funds to undertake eleven (11) activities in this category. Emergency shelter/transitional housing was provided to 2,031 persons.

A total of \$ 93,777 (18% of the ESG award) was allocated for rapid re-housing activities. Rapid re-housing was provided to 431 persons.

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

The Palm Beach County Action Plan for FY 2012-2013 projected that ten (10) agencies would be funded under the operation/maintenance category to provide eleven (11) activities and four (4) agencies would receive homeless prevention (rapid re-housing, rental security deposit, utility deposit, emergency rent and utility assistance) funding. The Plan further states that the ESG Program would serve a total of 2,466 individuals.

During FY 2012-2013, the following was accomplished with ESG funding:

- \$318,532.64 ( 99% of the amount allocated) was expended by ten (10) agencies to provide Emergency Shelter services to 2,031 unduplicated persons; and

- \$172,799.75 (99% of the amount allocated including the reallocated amount of \$1,217.81) was expended by four (4) agencies that provided homeless prevention services to 966 “at risk” persons.

**c. Relationship of ESG projects to implementation of comprehensive homeless planning strategy**

Palm Beach County is dedicated to improving the housing opportunities of all of its residents. The homeless population and those threatened with homelessness are of particular concern and therefore, included as a primary component of DES’s overall planning strategy. In its FiveYear Plan, the County has stated it will utilize funds that are made available to address the homeless issues within the county by coordinating with organizations to: assist homeless persons in obtaining appropriate housing; assist persons at risk of becoming homeless; and implement activities aimed at reaching HUD’s goal of ending chronic homelessness. Specifically, the County in coordination with the Continuum of Care (known as the Homeless and Housing Alliance), has accomplished the following: housed 2,031 homeless persons through the funding of homeless shelters, assisted 966 who were at risk of becoming homeless; and assisted 228 persons who are classified as chronically homeless.

**2. Matching Resources**

The ESG regulations require that the jurisdiction provide at least a 100% match for each dollar of ESG funding expended. Palm Beach County requires subrecipients to provide this match in cash or “in-kind”.

A total of \$707,898.50 was provided in a match from the following sources:

- Cash from sources other than ESG
- Value of salaries paid to staff in support of carrying our ESG activities

The amount of match provided exceeded the minimum amount required by \$176,279.50. All subrecipients provided appropriate documentation to substantiate the provision of the required matching funds (e.g. source and application of cash, lease agreements, time sheets and salary records of staff and timesheets).

**3. Method of Distribution**

In order to equitably, impartially and efficiently distribute ESG funds, a non-conflict Homeless Continuum of Care Grant Review Committee was established to make funding recommendations. These recommendations are approved by the Board of County Commissioners (BCC).

The Homeless Continuum of Care Grant Review Committee consists of five (5) persons. All members are required to be non-conflict and residents of Palm Beach County. One member is formerly homeless, and all members are selected by the Homeless and Housing Alliance (HHA). The committee’s primary objective is to review applications and to make funding

recommendations for the distribution of the ESG funds. The following describes the process used to arrive at the Homeless Continuum of Care Grant Review Committee's recommendations for ESG funding:

- DES notified potential applicants that ESG applications were available through a Notice of Funding Availability (NOFA) published in a local newspaper of general circulation and posted on DES's website. The Homeless and Housing Alliance elected to fund only activities related to Operation/Maintenance of a shelter, Rapid Re-housing and Homeless Prevention activities with ESG dollars.
- All applications received by the advertised deadline were reviewed by DES staff to determine if all regulatory requirements were met. All applications were deemed to be responsive and forwarded to the Homeless Continuum of Care Grant Review Committee members for review. Areas of review included ESG eligibility, justification of need, cost reasonableness and effectiveness, past performance, management, applicant's capacity, and consistency with local needs identified in the Five Year Consolidated Plan.
- The committee held a public meeting at which each member individually scored the applications. The committee chose not to review and score one application due to a conflict of interest of the applicant. All scores were then averaged to get an overall score for each applicant. The Committee ranked the applications from highest to lowest scores.
- The committee held another public meeting to further discuss each application and to formulate the funding recommendations.
- The Homeless Continuum of Care Grant Review Committee made funding recommendations. These recommendations were brought to the BCC for approval as part of the County's Action Plan.
- The County's FY 2012-2013 Action Plan was approved by the BCC on July 10, 2012.

#### **4. Activity and Beneficiary Data**

Every agency that received ESG funds is required to complete a Monthly Narrative Report and a Grantee Statistic Report. These reports provide descriptive information on the ESG-funded activity as well as statistical and demographic information on the beneficiaries served. These reports are to be submitted concurrently with the request for reimbursement of expenditures. This requirement ensures that all data is submitted to Department of Community Services in a timely and efficient manner.

The County's ESG entitlement for FY 2012-2013 was \$531,619. An additional \$1,217.81 was made available for distribution as a result of unexpended ESG dollars from the previous year's allocation. As a result, a total of \$532,836.81 was available to be distributed among non-profit agencies for eligible homeless activities. The following table depicts the target and accomplishments of the agencies.

**Targets and Accomplishments of Agencies Funded by  
Emergency Solutions Grant Allocation #1 for FY 2012-2013**

Agency	Action Plan Goals	Number Served	Funded Activity	FY 2011-2012 Allocation	
				Budgeted	Expended
Adopt-A-Family of the Palm Beaches	272 Individuals	431 Individuals	Rapid Re-Housing	\$93,777	\$92,743.35
Aid to Victims of Domestic Abuse	144 Individuals	382 Individuals	Operation/Maintenance	\$26,512	\$26,512
Children's Case Management Organization	300 Individuals	152 Individuals	Operation/Maintenance & Homeless Prevention	\$22,884.81	\$22,884.81
Children's Home Society of FL	194 Individuals	185 Individuals	Operation/Maintenance	\$15,671	\$15,671
Children's Place at HomeSafe, Inc.	110 Individuals	104 Individuals	Operation/Maintenance	\$24,600	\$24,600
Center for Family Services	258 Individuals	535 Individuals	Operation/Maintenance & Homeless Prevention	\$66,215	\$66,053
Coalition for Independent Living Options	30 Individuals	108 Individuals	Homeless Prevention	\$25,000	\$24,999.95
Jesus and You (JAY)Outreach Ministries	130 Individuals	172 Individuals	Operation/Maintenance	\$10,000	\$9561.64
The Lord's Place-Family Shelter	126 Individuals	103 Individuals	Operation/Maintenance	\$30,000	\$30,000
The Lord's Place-Men's Recovery	75 Individuals	95 Individuals	Operation/Maintenance	\$30,000	\$30,000
Salvation Army	150 Individuals	141 Individuals	Operation/Maintenance & Case Management	\$63,030	\$63,030
Vita Nova	130 Individuals	125 Individuals	Operation/Maintenance	\$60,394	\$60,394
YWCA	555 Individuals	480 Individuals	Operation/Maintenance	\$24,882	\$24,882
Administration			Administration	\$ 39,871	\$39,871
<b>TOTALS</b>	<b>2,466 Individuals</b>	<b>3,013 Individuals</b>		<b>\$532,836.81</b>	<b>\$532,202.74</b>

## 5. Chronic Homelessness

Palm Beach County is committed to providing the necessary supports required to achieve HUD's stated goal of eliminating chronic homelessness. The County therefore funds or supports applications for funding aimed at ending chronic homelessness and expands or implements

services that are demonstrated to be effective in eliminating chronic homelessness, such as additions to the number of safe haven beds.

Further proof of the County's commitment to address chronic homelessness is demonstrated by the prioritized list of agencies and activities which were funded under the 2012 Continuum of Care application.

The 2013 Continuum of Care award showed that three (3) agencies, namely, The Lord's Place, Gulfstream Goodwill, and Jerome Golden Center for Behavioral Health were funded a combined \$2,682,762 for 110 beds for the chronically homeless.

## **6. Homeless Discharge Coordination**

Palm Beach County is in the process of implementing a cohesive, community-wide discharge coordination policy. The County's Homeless and Housing Alliance (HHA) is spearheading this effort. The HHA has an active subcommittee that meets monthly that has been charged with the task to develop countywide discharge policies for various types of facilities (e.g. hospitals, correctional facilities, foster care). ESG homeless prevention funds are not identified specifically under the Discharge Coordination Policy, however, agencies that receive ESG homeless prevention funding do participate in the development of the discharge policies.

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

### Foster Care

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

### Mental Health

Jerome Golden Center for Behavioral Health, psychiatric hospital serves individuals discharged from mental health facilities through a supportive housing program. This program places these individuals in a community setting and maintains follow-up to ensure their progress in community reintegration. Palm Beach County in conjunction with Jerome Golden Center for Behavioral Health and the South County Mental Health Center ensure that appropriate discharge protocol is followed for persons exiting from mental health facilities. Discharge protocol refers to assessments of the patients by one of the Homeless Outreach teams and their appropriate placement in either a shelter or an assisted living facility.

### Corrections

The Palm Beach County Sheriff's Office in coordination with the County's Division of Human Services and the Veterans Administration Medical Center (VAMC) has developed a discharge process that allows persons who were homeless prior to being incarcerated to voluntarily

participate in the Continuum of Care's homeless service programs. Prior to being released, staff of the outreach program meets with the inmate while in jail to complete an assessment and arrange for emergency shelter upon release from the correction facility. Additionally, the Criminal Justice Commission has developed a re-entry initiative to serve a specific target population to include residential placement and job assistance.

#### Health Care

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

#### Youth Facilities

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

**V. OTHER ATTACHMENTS AND NARRATIVES**  
**Appendix 1: Geographical Distribution**

Appendix I consists of seven (7) maps that identify the geographic distribution and location of investments (including areas of minority concentration and low/moderate income) within Palm Beach County during FY 2012-2013 under the CDBG and ESG Programs.

# FY 2012-2013 COMPLETED ACTIVITIES IN PALM BEACH COUNTY



**economic Sustainability**

**Racial/Ethnic Minority %**

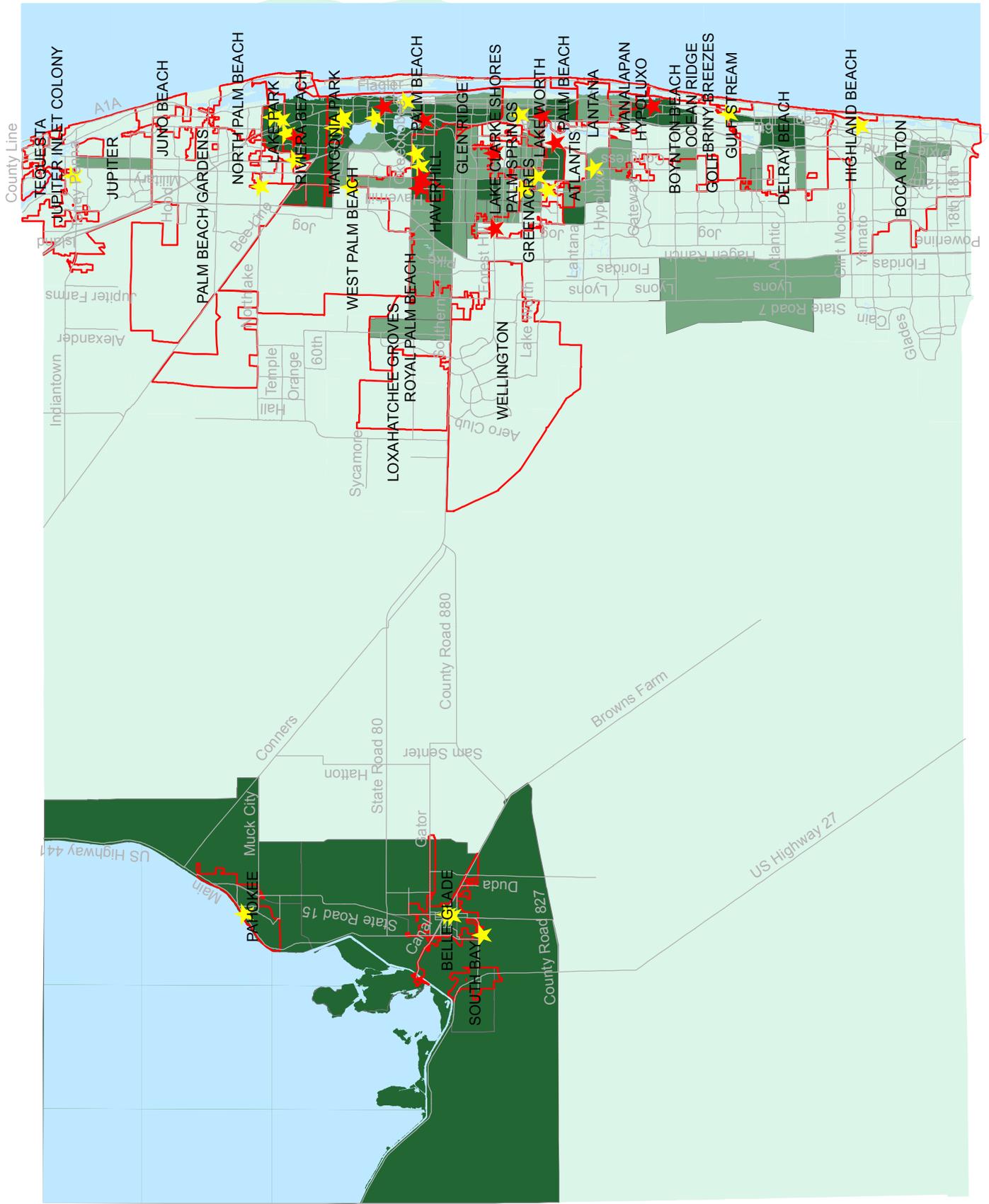
- 0-30%
- 30-50%
- 51-100%

- ★ CDBG Activities
- ★ ESG Activities
- Municipal Boundaries
- Water Bodies
- Major Roads

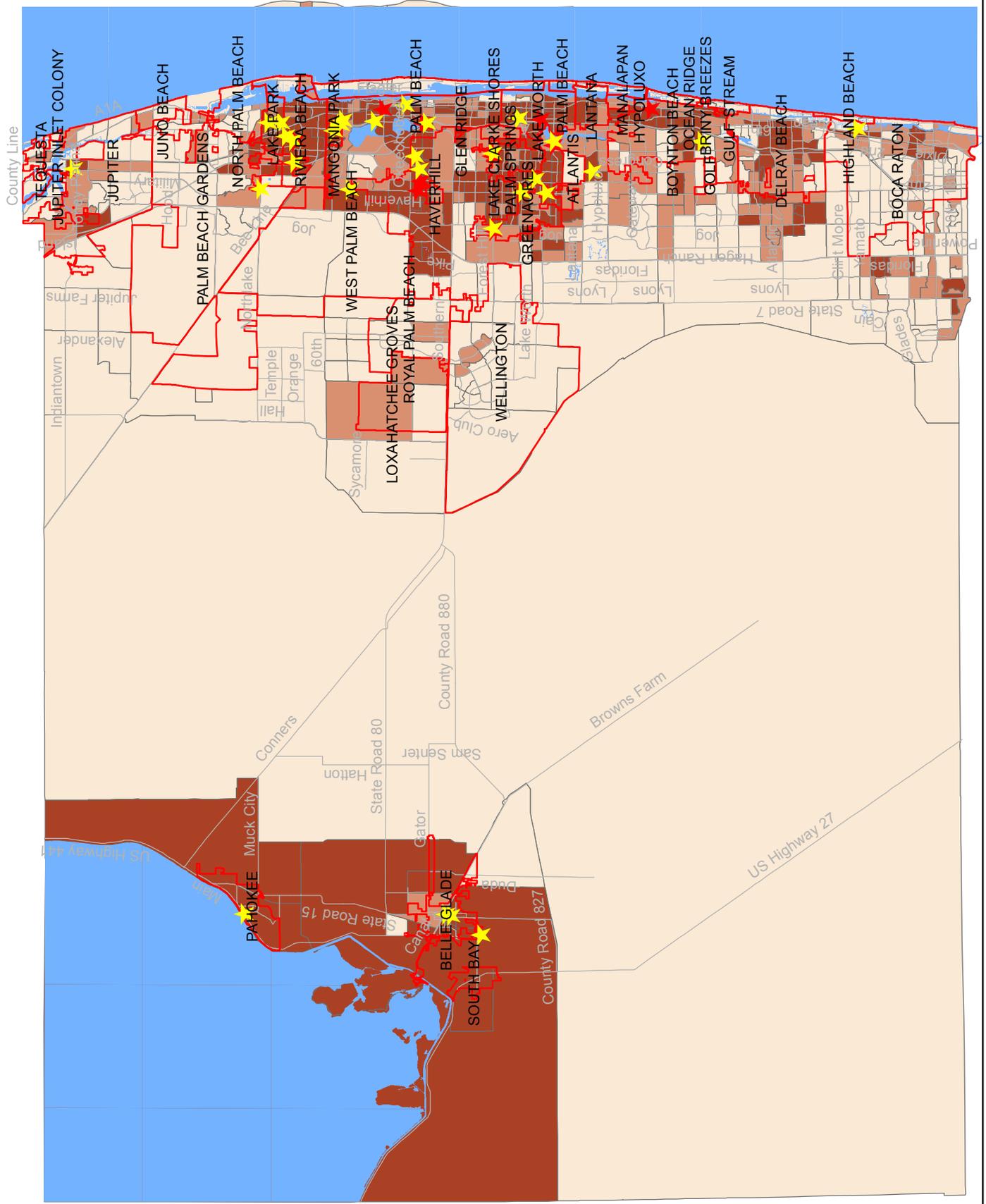


0 0.75 1.5 3 4.5 6 Miles





# FY 2012-2013 COMPLETED ACTIVITIES IN PALM BEACH COUNTY





**economic Sustainability**

**Low/Mod Income %**

- 0-30%
- 31-50%
- 51-100%

**Legend**

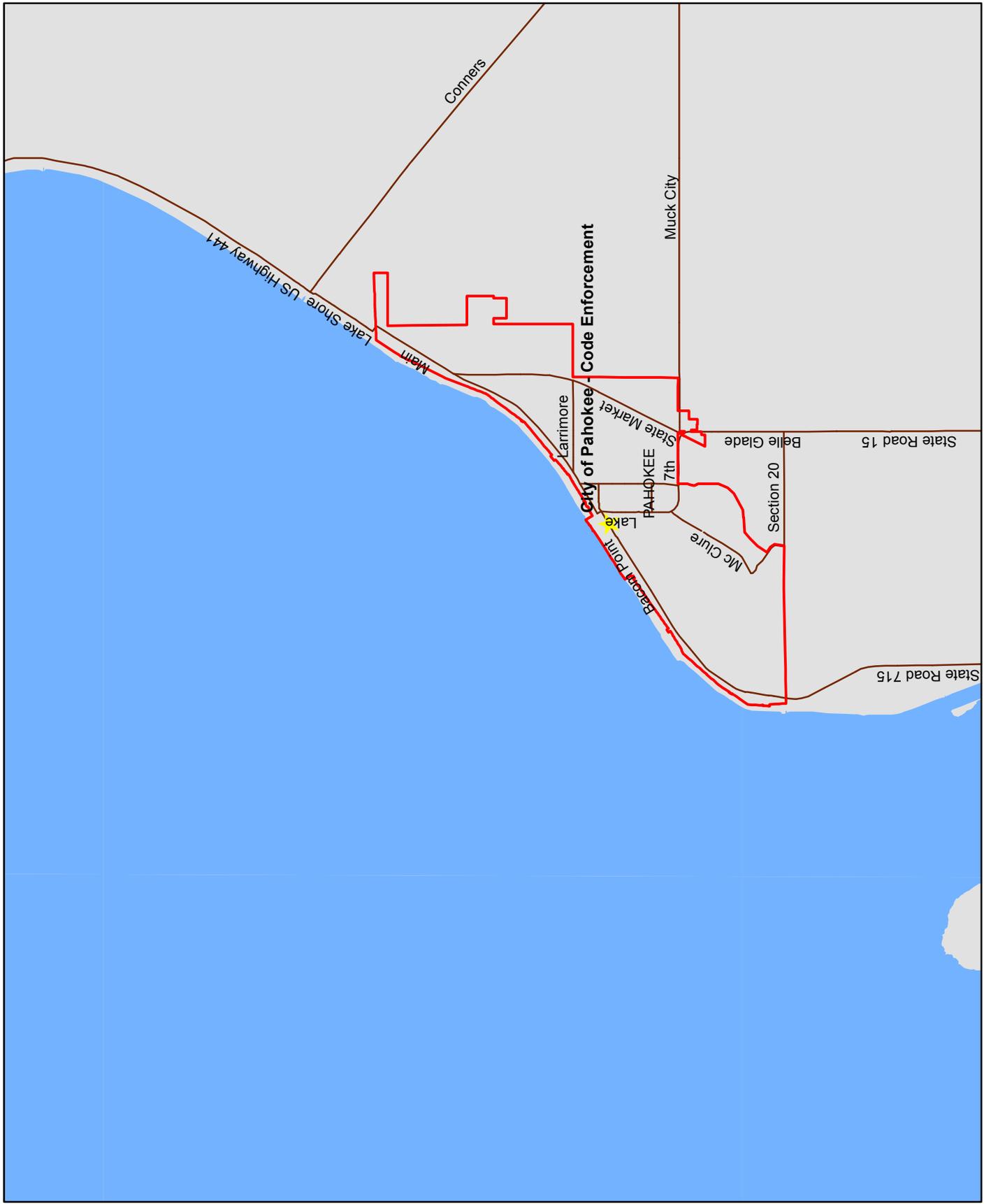
- ★ CDBG Activities
- ★ ESG Activities
- Municipal Boundaries
- Water Bodies
- Major Roads

Source: 2000 Census





# FY 2012-2013 COMPLETED ACTIVITIES IN PALM BEACH COUNTY MAP 1

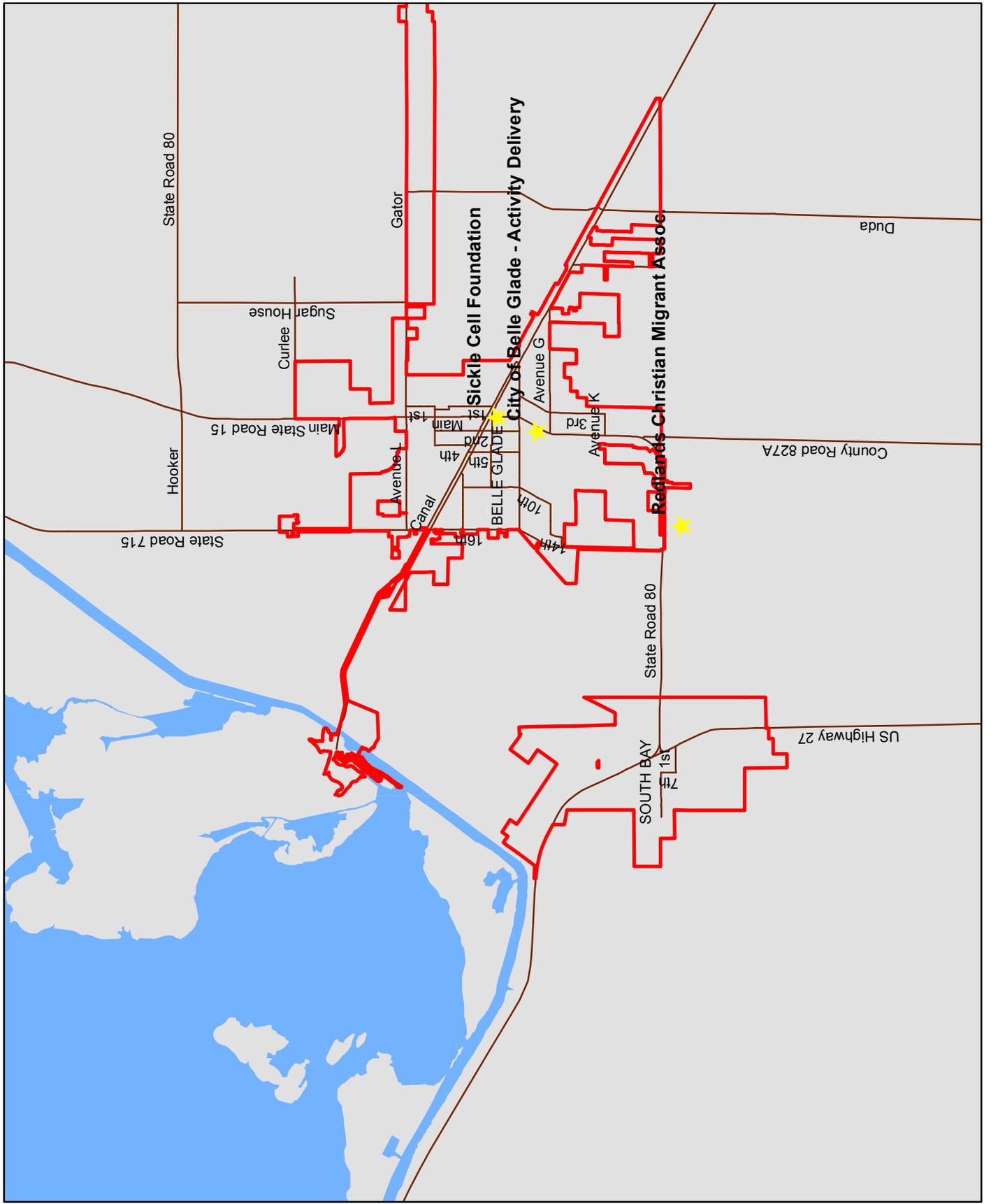


- ★ CDBG Activities
- ★ ESG Activities
- Municipal Boundaries
- Water Bodies
- Major Roads

Source: 2000 Census

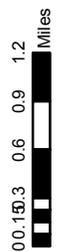


# FY 2012-2013 COMPLETED ACTIVITIES IN PALM BEACH COUNTY MAP 2



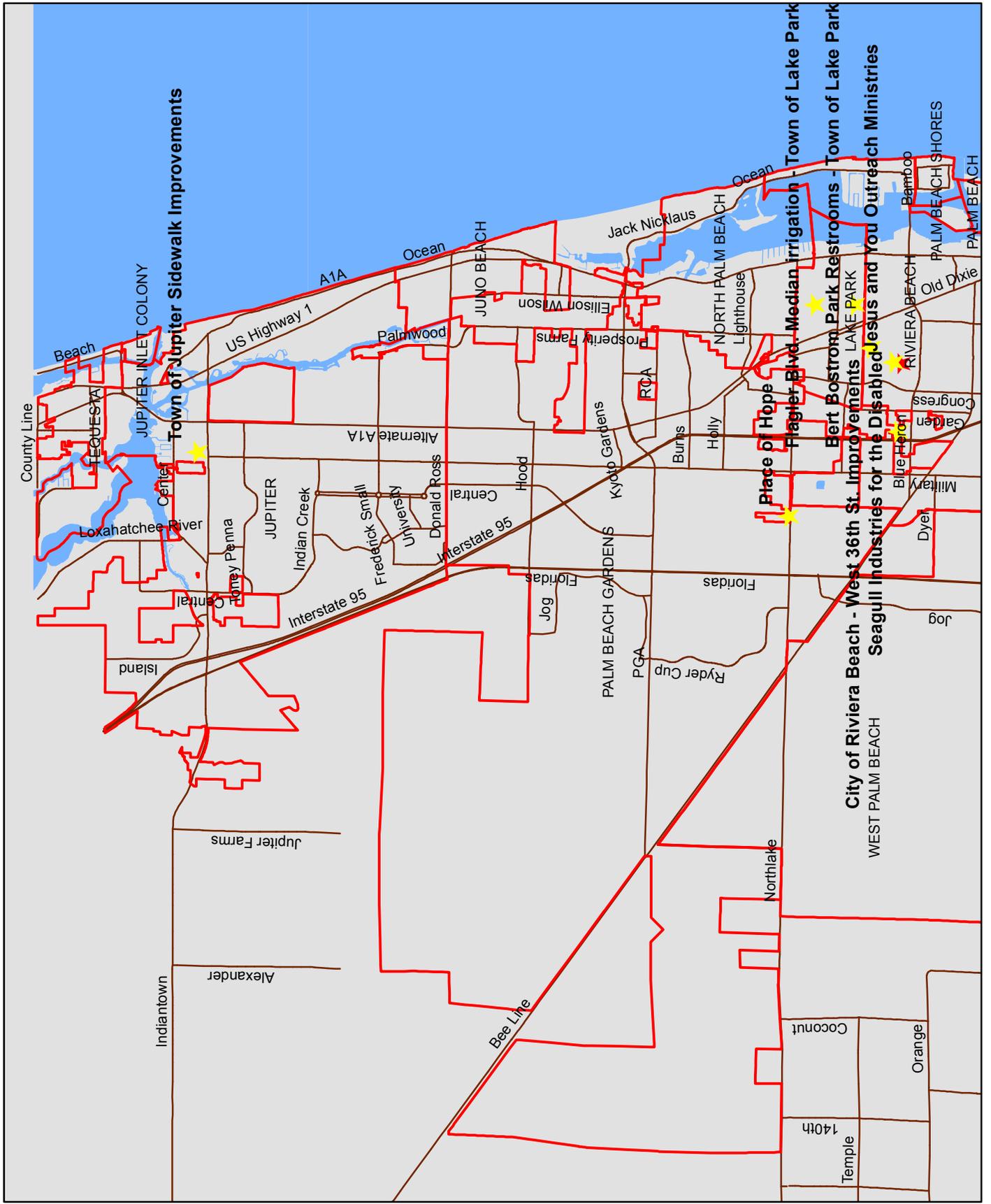
- ★ CDBG Activities
- ★ ESG Activities
- Municipal Boundaries
- Water Bodies
- Major Roads

Source: 2000 Census



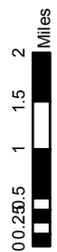
# FY 2012-2013 COMPLETED ACTIVITIES IN PALM BEACH COUNTY

## MAP 3



- ★ CDBG Activities
- ★ ESG Activities
- Municipal Boundaries
- Water Bodies
- Major Roads

Source: 2000 Census



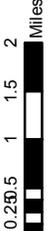
# FY 2012-2013 COMPLETED ACTIVITIES IN PALM BEACH COUNTY

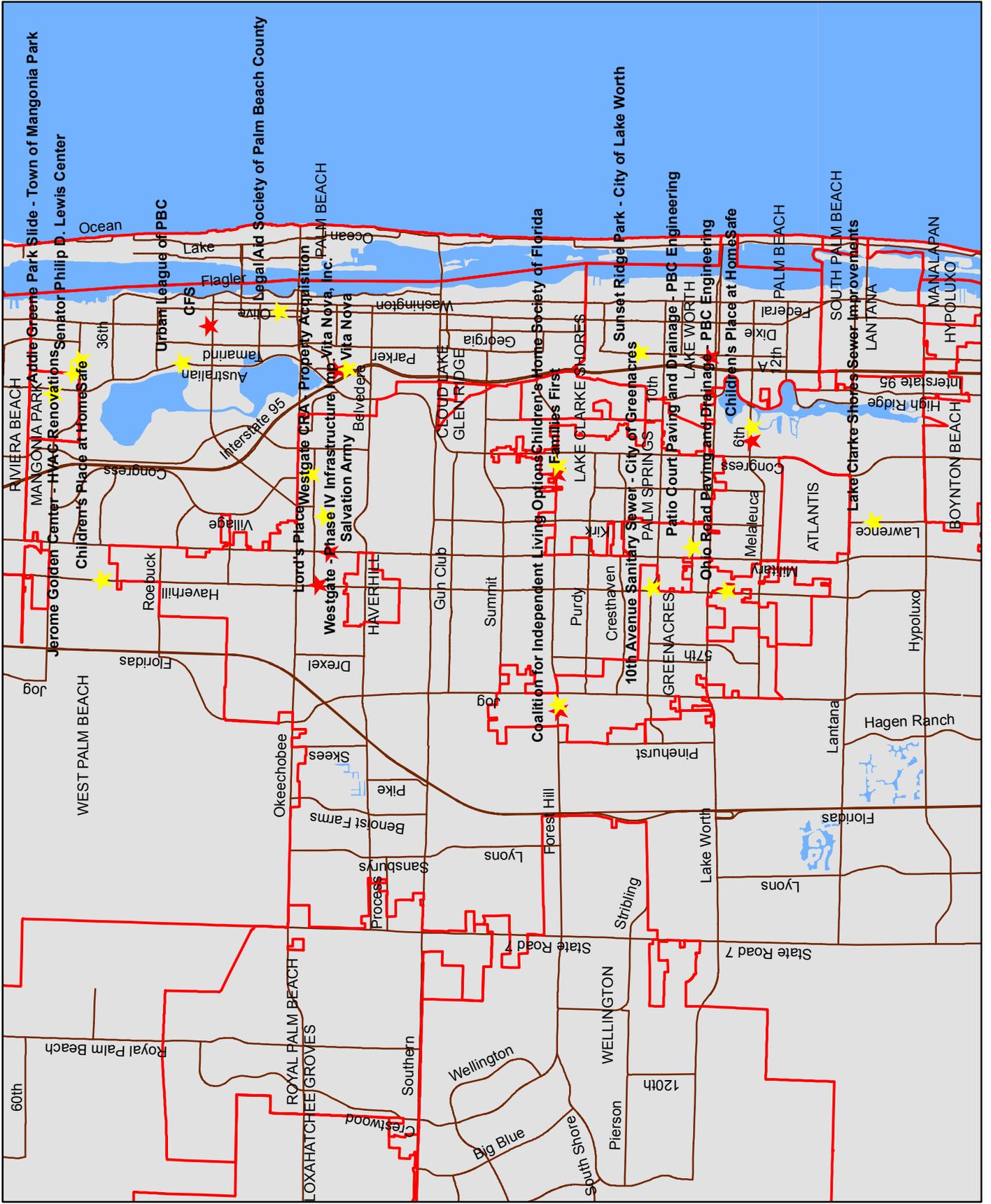
## MAP 4




-  CDBG Activities
-  ESG Activities
-  Municipal Boundaries
-  Water Bodies
-  Major Roads

Source: 2000 Census





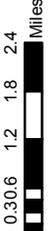
# FY 2012-2013 COMPLETED ACTIVITIES IN PALM BEACH COUNTY

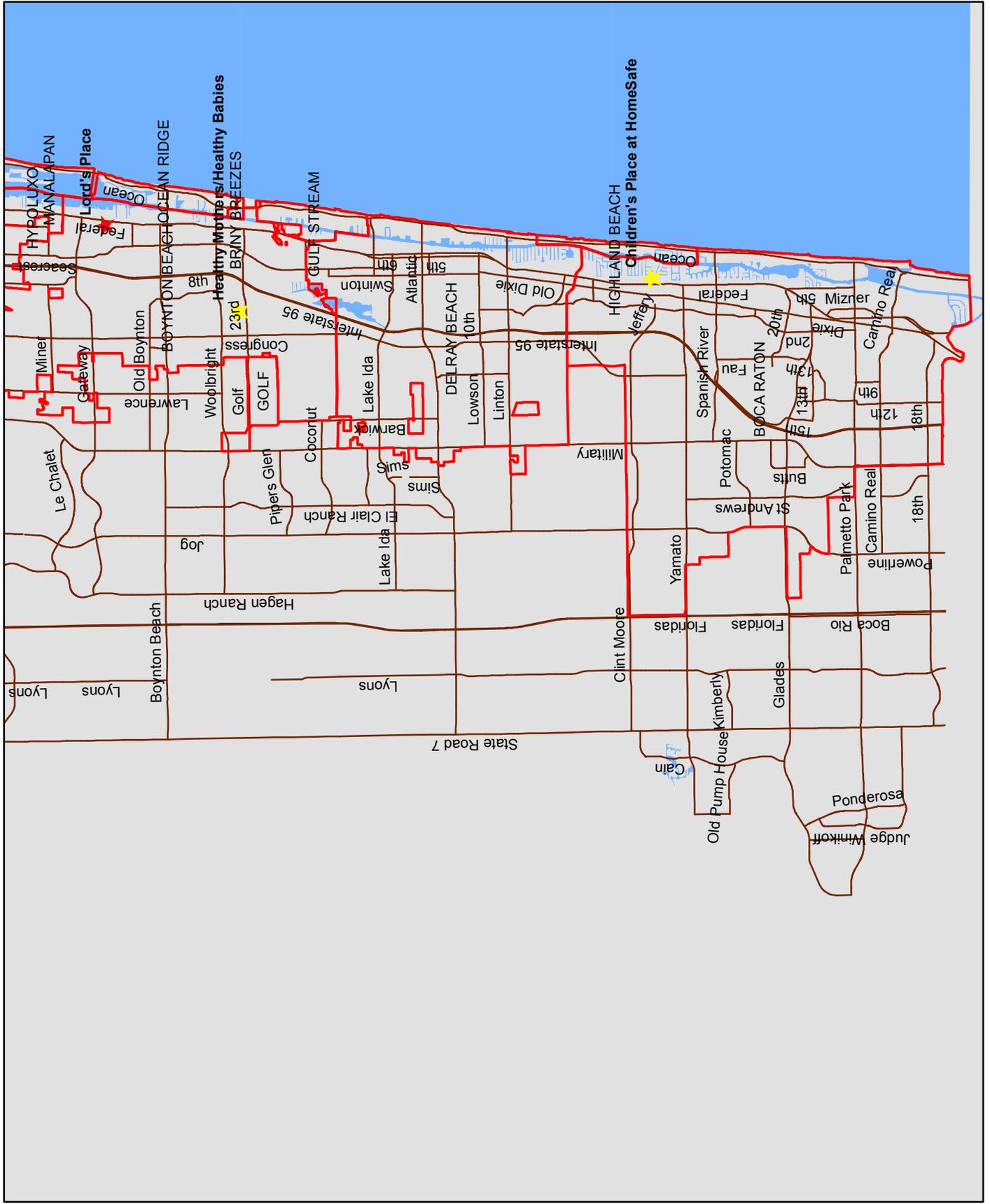
## MAP 5




-  CDBG Activities
-  ESG Activities
-  Municipal Boundaries
-  Water Bodies
-  Major Roads

Source: 2000 Census





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





**Part II: Contracts Awarded**

1. Construction Contracts:

A. Total dollar amount of all contracts awarded on the project	\$6,017,016
B. Total dollar amount of contracts awarded to Section 3 businesses	\$216,880
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	.04%
D. Total number of Section 3 businesses receiving contracts	7

2. Non-Construction Contracts:

A. Total dollar amount of all non-construction contracts awarded on the project/activity	\$20,945
B. Total dollar amount of non-construction contracts awarded to Section 3 businesses	\$0
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	%
D. Total number of Section 3 businesses receiving non-construction contracts	

**Part III: Summary**

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

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

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

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



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**Part II: Contracts Awarded**

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## 1. Construction Contracts:

A. Total dollar amount of all contracts awarded on the project	\$8,850.00
B. Total dollar amount of contracts awarded to Section 3 businesses	\$3,900.00
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	.44%
D. Total number of Section 3 businesses receiving contracts	3

## 2. Non-Construction Contracts:

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

**Part III: Summary**

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

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

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

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**Part II: Contracts Awarded**

1. Construction Contracts:

A. Total dollar amount of all contracts awarded on the project	\$ 7,783,105
B. Total dollar amount of contracts awarded to Section 3 businesses	\$ -0-
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	0 %
D. Total number of Section 3 businesses receiving contracts	

2. Non-Construction Contracts:

A. Total dollar amount all non-construction contracts awarded on the project/activity	\$ 429,151
B. Total dollar amount of non-construction contracts awarded to Section 3 businesses	\$ -0-
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	0%
D. Total number of Section 3 businesses receiving non-construction contracts	

**Part III: Summary**

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

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

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

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**Part II: Contracts Awarded**

1. Construction Contracts:

A. Total dollar amount of all contracts awarded on the project	\$ 1,020,114
B. Total dollar amount of contracts awarded to Section 3 businesses	\$ 31,150
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	.03%
D. Total number of Section 3 businesses receiving contracts	

2. Non-Construction Contracts:

A. Total dollar amount all non-construction contracts awarded on the project/activity	\$ 85,250
B. Total dollar amount of non-construction contracts awarded to Section 3 businesses	\$ 0
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	0%
D. Total number of Section 3 businesses receiving non-construction contracts	

**Part III: Summary**

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

Attempted to recruit low-income residents through: local advertising media, signs prominently displayed at the project site, contracts with the community organizations and public or private agencies operating within the metropolitan area (or nonmetropolitan county) in which the Section 3 covered program or project is located, or similar methods.

Participated in a HUD program or other program which promotes the training or employment of Section 3 residents.

Participated in a HUD program or other program which promotes the award of contracts to business concerns which meet the definition of Section 3 business concerns.

Coordinated with Youthbuild Programs administered in the metropolitan area in which the Section 3 covered project is located.

Other; describe below.

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

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**Part II: Contracts Awarded**

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## 1. Construction Contracts:

A. Total dollar amount of all contracts awarded on the project	\$831,354.00
B. Total dollar amount of contracts awarded to Section 3 businesses	\$ 61,922.00
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	7.45%
D. Total number of Section 3 businesses receiving contracts	8

## 2. Non-Construction Contracts:

A. Total dollar amount of all non-construction contracts awarded on the project/activity	\$2,000
B. Total dollar amount of non-construction contracts awarded to Section 3 businesses	\$ 0.00
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	0%
D. Total number of Section 3 businesses receiving non-construction contracts	1

**Part III: Summary**

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

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

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

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

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

**PUBLIC NOTICE  
PALM BEACH COUNTY  
DEPARTMENT OF ECONOMIC  
SUSTAINABILITY**

The draft Palm Beach County Consolidated Annual Performance and Evaluation Report (CAPER) FY 2012-2013 is available for public review and comment. This document reviews and reports on the progress the County has made in carrying out its Five Year Consolidated Plan and Annual Action Plan objectives, with respect to the Community Development Block Grant, Emergency Solutions Grant, and HOME Investments Partnership Programs and certain other Federal and State funded programs. All interested parties are invited to review the draft CAPER online at [www.pbcgov.com/des](http://www.pbcgov.com/des) or in person at the location shown below:

Department of Economic  
Sustainability (DES)  
100 Australian Avenue, Suite 500  
West Palm Beach, FL 33406  
Monday - Friday 8:00 a.m. - 5:00 p.m.  
DES will accept written comments regarding the draft CAPER on or before December 21, 2013 at the above address. The final document will be available on the DES website after December 31, 2013.

IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT (ADA), THIS AD MAY BE REQUESTED IN AN ALTERNATE FORMAT. PLEASE CONTACT DES AT (561) 233-3620.

PUB: The Palm Beach Post  
12-7/2013 #165287

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



Office of Community Planning and Development  
 U.S. Department of Housing and Urban Development  
 Integrated Disbursement and Information System  
 PR26 - CDBG Financial Summary Report  
 Program Year 2012  
 PALM BEACH COUNTY , FL

DATE: 12-11-13  
 TIME: 9:48  
 PAGE: 1

PART I: SUMMARY OF CDBG RESOURCES

01 UNEXPENDED CDBG FUNDS AT END OF PREVIOUS PROGRAM YEAR	0.00
02 ENTITLEMENT GRANT	5,393,765.00
03 SURPLUS URBAN RENEWAL	0.00
04 SECTION 108 GUARANTEED LOAN FUNDS	0.00
05 CURRENT YEAR PROGRAM INCOME	28,258.28
05a CURRENT YEAR SECTION 108 PROGRAM INCOME (FOR SI TYPE)	0.00
06 RETURNS	0.00
07 ADJUSTMENT TO COMPUTE TOTAL AVAILABLE	0.00
08 TOTAL AVAILABLE (SUM, LINES 01-07)	5,422,023.28

PART II: SUMMARY OF CDBG EXPENDITURES

09 DISBURSEMENTS OTHER THAN SECTION 108 REPAYMENTS AND PLANNING/ADMINISTRATION	7,061,991.17
10 ADJUSTMENT TO COMPUTE TOTAL AMOUNT SUBJECT TO LOW/MOD BENEFIT	0.00
11 AMOUNT SUBJECT TO LOW/MOD BENEFIT (LINE 09 + LINE 10)	7,061,991.17
12 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	1,071,526.03
13 DISBURSED IN IDIS FOR SECTION 108 REPAYMENTS	36,719.96
14 ADJUSTMENT TO COMPUTE TOTAL EXPENDITURES	0.00
15 TOTAL EXPENDITURES (SUM, LINES 11-14)	8,170,237.16
16 UNEXPENDED BALANCE (LINE 08 - LINE 15)	(2,748,213.88)

PART III: LOWMOD BENEFIT THIS REPORTING PERIOD

17 EXPENDED FOR LOW/MOD HOUSING IN SPECIAL AREAS	0.00
18 EXPENDED FOR LOW/MOD MULTI-UNIT HOUSING	0.00
19 DISBURSED FOR OTHER LOW/MOD ACTIVITIES	6,964,935.57
20 ADJUSTMENT TO COMPUTE TOTAL LOW/MOD CREDIT	0.00
21 TOTAL LOW/MOD CREDIT (SUM, LINES 17-20)	6,964,935.57
22 PERCENT LOW/MOD CREDIT (LINE 21/LINE 11)	98.63%

LOW/MOD BENEFIT FOR MULTI-YEAR CERTIFICATIONS

23 PROGRAM YEARS(PY) COVERED IN CERTIFICATION	PY: PY: PY:
24 CUMULATIVE NET EXPENDITURES SUBJECT TO LOW/MOD BENEFIT CALCULATION	0.00
25 CUMULATIVE EXPENDITURES BENEFITING LOW/MOD PERSONS	0.00
26 PERCENT BENEFIT TO LOW/MOD PERSONS (LINE 25/LINE 24)	0.00%

PART IV: PUBLIC SERVICE (PS) CAP CALCULATIONS

27 DISBURSED IN IDIS FOR PUBLIC SERVICES	833,153.62
28 PS UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	0.00
29 PS UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	0.00
30 ADJUSTMENT TO COMPUTE TOTAL PS OBLIGATIONS	0.00
31 TOTAL PS OBLIGATIONS (LINE 27 + LINE 28 - LINE 29 + LINE 30)	833,153.62
32 ENTITLEMENT GRANT	5,393,765.00
33 PRIOR YEAR PROGRAM INCOME	59,042.75
34 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PS CAP	0.00
35 TOTAL SUBJECT TO PS CAP (SUM, LINES 32-34)	5,452,807.75
36 PERCENT FUNDS OBLIGATED FOR PS ACTIVITIES (LINE 31/LINE 35)	15.28%

PART V: PLANNING AND ADMINISTRATION (PA) CAP

37 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	1,071,526.03
38 PA UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	0.00
39 PA UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	0.00
40 ADJUSTMENT TO COMPUTE TOTAL PA OBLIGATIONS	0.00
41 TOTAL PA OBLIGATIONS (LINE 37 + LINE 38 - LINE 39 +LINE 40)	1,071,526.03
42 ENTITLEMENT GRANT	5,393,765.00
43 CURRENT YEAR PROGRAM INCOME	28,258.28
44 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PA CAP	0.00
45 TOTAL SUBJECT TO PA CAP (SUM, LINES 42-44)	5,422,023.28
46 PERCENT FUNDS OBLIGATED FOR PA ACTIVITIES (LINE 41/LINE 45)	19.76%



Office of Community Planning and Development  
 U.S. Department of Housing and Urban Development  
 Integrated Disbursement and Information System  
 PR26 - CDBG Financial Summary Report  
 Program Year 2012  
 PALM BEACH COUNTY , FL

DATE: 12-11-13  
 TIME: 9:48  
 PAGE: 2

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

Report returned no data.

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

Plan Year	IDIS Project	IDIS Activity	Activity Name	Matrix Code	National Objective	Drawn Amount
2010	32	2691	PBC Housing Authority - Drexel House Apts	14C	LMH	\$90,845.80
<b>Total</b>						<b>\$90,845.80</b>

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

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2004	71	2309	5580972	PBC ENGINEERING--CITIZEN VILLAS DESIGN	03I	LMA	\$7,514.14
2004	71	2309	5581559	PBC ENGINEERING--CITIZEN VILLAS DESIGN	03I	LMA	\$11,413.97
2005	62	2013	5508122	COUNTYWIDE REHABILITATION PROGRAM	14A	LMH	\$3,450.31
2007	24	2229	5576903	COUNTYWIDE HOUSING REHABILITATION	14A	LMH	\$14,125.00
2007	54	2254	5508122	WEST JUPITER COMMUNITY GROUP	03D	LMC	\$125,000.00
2007	54	2254	5580972	WEST JUPITER COMMUNITY GROUP	03D	LMC	\$19,000.20
2007	55	2255	5508122	WESTGATE/BELVEDERE HOMES CRA	03J	LMA	\$202,146.66
2007	55	2255	5576903	WESTGATE/BELVEDERE HOMES CRA	03J	LMA	\$2,004.42
2008	52	2394	5508122	WESTGATE--SEWER	03J	LMA	\$144,741.66
2008	52	2394	5576903	WESTGATE--SEWER	03J	LMA	\$105,258.34
2009	21	2517	5576903	HCD Rehabilitation Program	14A	LMH	\$50.00
2009	21	2517	5581559	HCD Rehabilitation Program	14A	LMH	\$1,020.20
2009	21	2517	5589760	HCD Rehabilitation Program	14A	LMH	\$125.00
2009	21	2717	5576903	Juila Gibbons	14A	LMH	\$18,531.00
2009	21	2717	5581559	Juila Gibbons	14A	LMH	\$9,274.00
2009	40	2539	5508122	Mangonia Park, Town of -Community Center(CDBG)	03E	LMA	\$51,435.47
2009	40	2539	5576903	Mangonia Park, Town of -Community Center(CDBG)	03E	LMA	\$15,771.73
2009	41	2542	5508122	Oakwood Center--HVAC (CDBG)	03P	LMC	\$108,964.08
2009	41	2542	5576903	Oakwood Center--HVAC (CDBG)	03P	LMC	\$36,494.95
2009	42	2543	5576903	Pahokee, City of--Old High School Gym (CDBG)	03F	LMA	\$80,482.91
2009	43	2544	5576903	Pahokee, City of--City Park (CDBG)	03F	LMA	\$28,745.55
2009	43	2544	5624289	Pahokee, City of--City Park (CDBG)	03F	LMA	\$54,076.45
2009	56	2557	5576903	Westgate/Belvedere Homes CRA--Acquisition (CDBG)	01	LMA	\$57,119.33
2009	57	2556	5576903	Westgate/Belvedere Homes CRA-Sewer (CDBG)	03J	LMA	\$435,400.00
2009	70	2654	5508122	Lake Worth, City of--Sunset Ridge Park	03F	LMA	\$108,324.90
2009	70	2654	5576903	Lake Worth, City of--Sunset Ridge Park	03F	LMA	\$54,662.05
2010	6	2661	5508122	Belle Glade, City of - Rehabilitation	14A	LMH	\$31,997.14
2010	6	2661	5576903	Belle Glade, City of - Rehabilitation	14A	LMH	\$7,528.76
2010	6	2661	5624289	Belle Glade, City of - Rehabilitation	14A	LMH	\$79,174.61
2010	19	2678	5508122	City of Greenacres	03E	LMA	\$73,865.50
2010	22	2681	5576903	Town of Lake Park	03F	LMA	\$52,932.37
2010	23	2682	5589760	Lake Worth - Wimbley Gymnasium	03E	LMA	\$96,970.26
2010	23	2682	5624289	Lake Worth - Wimbley Gymnasium	03E	LMA	\$78,620.29
2010	30	2689	5508122	City of Pahokee - Activity Delivery	14H	LMH	\$1,771.00
2010	30	2689	5576903	City of Pahokee - Activity Delivery	14H	LMH	\$5,259.00
2010	31	2690	5508122	PBC Engineering Services - Ohio Road	03K	LMA	\$99,861.79
2010	31	2690	5576903	PBC Engineering Services - Ohio Road	03K	LMA	\$255.12
2010	31	2690	5586153	PBC Engineering Services - Ohio Road	03K	LMA	\$47.51
2010	34	2693	5508122	HCD Countywide Rehabilitation Program	14A	LMH	\$1,091.40
2010	34	2719	5580972	Alice Arida	14A	LMH	\$7,444.00
2010	34	2981	5580972	Gloria Savaikie	14A	LMH	\$18,949.00
2010	34	2981	5581559	Gloria Savaikie	14A	LMH	\$6,066.00
2010	34	2982	5580972	Essie L. Jones	14A	LMH	\$14,489.00
2010	34	2982	5581559	Essie L. Jones	14A	LMH	\$12,550.00



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2010	34	2983	5580972	Kathleen Adolphin	14A	LMH	\$19,975.00
2010	34	2984	5580972	Parrish Nixon	14A	LMH	\$29,310.00
2010	34	2985	5581559	Anita Flores	14A	LMH	\$12,425.00
2010	34	2986	5581559	Willie and Mary Bryant	14A	LMH	\$28,386.00
2010	34	2987	5581559	Ernest and Estella Howard	14A	LMH	\$38,161.00
2010	34	2987	5586153	Ernest and Estella Howard	14A	LMH	\$688.00
2010	34	2988	5581559	Gwendolyn Knowles	14A	LMH	\$15,875.00
2010	34	2989	5581559	Debbie Martin	14A	LMH	\$35,829.00
2010	51	2710	5576903	Westgate/Belvedere Homes CRA - Sanitary Sewer	03J	LMA	\$265,258.80
2010	51	2710	5586153	Westgate/Belvedere Homes CRA - Sanitary Sewer	03J	LMA	\$7,757.57
2010	51	2710	5624289	Westgate/Belvedere Homes CRA - Sanitary Sewer	03J	LMA	\$7,740.99
2010	52	2700	5580972	City of Riviera Beach - W 35th Street Reconstruction	03K	LMA	\$56,190.11
2010	55	2889	5576903	City of Lake Worth - Sunset Ridge Park Playground Improvements	03F	LMA	\$55,906.54
2011	17	2843	5508122	Countywide Housing Rehabilitation Program	14A	LMH	\$9,339.90
2011	17	2882	5580972	Joshua & Mary Harris	14A	LMH	\$12,600.00
2011	17	2883	5580972	Renee Davis	14A	LMH	\$18,574.00
2011	17	2883	5581559	Renee Davis	14A	LMH	\$858.00
2011	17	2885	5580972	Fannie Hammond	14A	LMH	\$4,950.00
2011	17	2886	5508122	Roy O. and Barbara Allen Williams	14A	LMH	\$18,078.00
2011	17	2886	5580972	Roy O. and Barbara Allen Williams	14A	LMH	\$6,203.00
2011	17	2886	5581559	Roy O. and Barbara Allen Williams	14A	LMH	\$750.00
2011	17	2888	5508122	Mattie Crawford	14A	LMH	\$3,560.40
2011	17	2888	5580972	Mattie Crawford	14A	LMH	\$10,375.60
2011	19	2836	5624289	City of Belle Glade-Lake Shore Civic Center	03F	LMA	\$191,084.35
2011	19	2864	5624289	Town of Mangonia Park - Installation of Slide	03F	LMA	\$6,315.75
2011	20	2837	5624289	PBC Office of Community Revitalization-Patio Court and Drainage	03K	LMA	\$62,922.73
2011	20	2839	5624289	Palm Beach County Engineering-Canton Road	03K	LMA	\$27,054.31
2011	20	2841	5576903	City of Greenacres - 10th Avenue North Sewer Project	03J	LMA	\$90,830.00
2011	20	2846	5581559	Town of Jupiter - Pine Garden North and Eastview Manor sidewalks	03L	LMA	\$143,143.56
2011	20	2846	5624289	Town of Jupiter - Pine Garden North and Eastview Manor sidewalks	03L	LMA	\$31,399.46
2011	20	2847	5576903	Town of Lake Park - Flagler Blvd. irrigation	03K	LMA	\$48,979.25
2011	20	2847	5624289	Town of Lake Park - Flagler Blvd. irrigation	03K	LMA	\$3,220.75
2011	20	2854	5576903	City of Riviera Beach	03K	LMA	\$81,391.65
2011	20	2854	5589760	City of Riviera Beach	03K	LMA	\$119,500.35
2011	20	2860	5508122	Palm Beach County Water Utilities-Seminole Manor Sanitary Sewer	03J	LMA	\$261,488.40
2011	20	2860	5576903	Palm Beach County Water Utilities-Seminole Manor Sanitary Sewer	03J	LMA	\$124,631.76
2011	20	2861	5508122	Palm Beach County Water Utilities-South Bay Re-pump Project	03J	LMA	\$21,107.82
2011	20	2861	5576903	Palm Beach County Water Utilities-South Bay Re-pump Project	03J	LMA	\$93,515.06
2011	20	2861	5581559	Palm Beach County Water Utilities-South Bay Re-pump Project	03J	LMA	\$38,576.75
2011	20	2861	5589760	Palm Beach County Water Utilities-South Bay Re-pump Project	03J	LMA	\$71,227.34
2011	20	2861	5624289	Palm Beach County Water Utilities-South Bay Re-pump Project	03J	LMA	\$71,129.58
2011	21	2815	5508122	Adopt-A-Family Housing Stabilization Program	05S	LMH	\$42,767.76
2011	21	2817	5508122	Aid to Victims of Domestic Abuse, Inc.	05G	LMC	\$9,237.96
2011	21	2822	5508122	Children's Case Management -Kin Support Project	05D	LMC	\$2,154.85
2011	21	2823	5508122	Children's Home Society of Florida - Transitions Home	05	LMC	\$22,230.00
2011	21	2825	5508122	The Children's Place at Home Safe, Inc	05N	LMC	\$5,520.15
2011	21	2825	5581559	The Children's Place at Home Safe, Inc	05N	LMC	\$1,311.35



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2011	21	2827	5508122	Coalition for Independent Living Options-DINE Program	05B	LMC	\$8,033.83
2011	21	2834	5508122	The Arc of Palm Beach County, Inc. - PAVE Program	05B	LMC	\$27,120.80
2011	21	2840	5508122	FoundCare, Inc.	05M	LMC	\$44,951.78
2011	21	2845	5508122	JAY Ministries	05F	LMC	\$9,717.14
2011	21	2849	5508122	Legal Aid Society of Palm Beach County-Fair Housing Project	05J	LMC	\$48,066.08
2011	21	2850	5508122	The Lord's Place-Cafe Joshua	05H	LMCSV	\$30,030.00
2011	21	2852	5508122	Place of Hope, Inc. - Residential Child Caring Campus	05N	LMC	\$6,426.20
2011	21	2853	5508122	Redlands Christian Migrant Association-Belle Glade Child Development Center	05L	LMC	\$9,277.44
2011	21	2855	5508122	The Salvation Army-Center of Hope	03T	LMC	\$5,789.60
2011	21	2856	5508122	Seagull Industries for the Disabled - Achievement Center and Work Makes Cents Programs	05B	LMC	\$22,376.72
2011	21	2857	5508122	Sickle Cell Foundation of Palm Beach County-Glades Area Project	05M	LMC	\$13,398.20
2011	21	2858	5508122	Urban League of Palm Beach County-Comprehensive Housing Counseling Program	05	LMC	\$4,342.80
2011	21	2859	5508122	Vita Nova, Inc.	05D	LMC	\$6,250.00
2011	21	2862	5508122	West Jupiter Community Group	05D	LMC	\$22,876.29
2011	23	2844	5508122	PBC Project Implementation Costs	14H	LMH	\$19,874.69
2011	23	2851	5508122	City of Pahokee-Activity Delivery	14H	LMH	\$3,488.00
2011	24	2838	5508122	Palm Beach County Set-Aside Program	18A	LMJ	\$161,467.99
2011	24	2838	5576903	Palm Beach County Set-Aside Program	18A	LMJ	\$117,631.01
2011	24	2838	5586153	Palm Beach County Set-Aside Program	18A	LMJ	\$20,768.02
2011	24	2838	5624289	Palm Beach County Set-Aside Program	18A	LMJ	\$60,314.98
2012	2	2932	5589760	Senator Philip D. Lewis Center	03T	LMC	\$347,452.19
2012	2	2933	5576903	Aid to Victims of Domestic Abuse	05G	LMC	\$5,730.48
2012	2	2933	5581559	Aid to Victims of Domestic Abuse	05G	LMC	\$1,096.00
2012	2	2934	5576903	Children's Home Society	05	LMC	\$6,807.50
2012	2	2934	5581559	Children's Home Society	05	LMC	\$871.36
2012	2	2934	5589760	Children's Home Society	05	LMC	\$1,252.58
2012	2	2935	5576903	Children's Place at Home Safe	05N	LMC	\$9,628.00
2012	2	2935	5581559	Children's Place at Home Safe	05N	LMC	\$1,257.00
2012	2	2935	5589760	Children's Place at Home Safe	05N	LMC	\$1,193.00
2012	2	2936	5576903	Coalition for Independent Living Options	05B	LMC	\$13,049.20
2012	2	2936	5581559	Coalition for Independent Living Options	05B	LMC	\$68.68
2012	2	2936	5589760	Coalition for Independent Living Options	05B	LMC	\$137.36
2012	2	2937	5576903	Healthy Mothers/Healthy Babies	05M	LMC	\$4,299.57
2012	2	2937	5581559	Healthy Mothers/Healthy Babies	05M	LMC	\$711.04
2012	2	2938	5576903	Jesus and You Outreach Ministries	03T	LMC	\$2,167.32
2012	2	2938	5581559	Jesus and You Outreach Ministries	03T	LMC	\$5,121.70
2012	2	2938	5586153	Jesus and You Outreach Ministries	03T	LMC	\$1,087.97
2012	2	2939	5576903	Legal Aid Society of Palm Beach County	05J	LMC	\$26,092.20
2012	2	2939	5581559	Legal Aid Society of Palm Beach County	05J	LMC	\$3,478.96
2012	2	2940	5576903	Place of Hope	05N	LMC	\$8,883.18
2012	2	2940	5581559	Place of Hope	05N	LMC	\$1,348.44
2012	2	2941	5589760	Redlands Christian Migrant Association	05L	LMC	\$9,911.00
2012	2	2942	5576903	Seagull Industries for the Disabled, Inc.	05B	LMC	\$11,277.07
2012	2	2942	5581559	Seagull Industries for the Disabled, Inc.	05B	LMC	\$1,763.51
2012	2	2942	5586153	Seagull Industries for the Disabled, Inc.	05B	LMC	\$2,237.48
2012	2	2943	5576903	Sickle Cell Foundation	05M	LMC	\$3,324.36
2012	2	2943	5581559	Sickle Cell Foundation	05M	LMC	\$1,108.12
2012	2	2944	5576903	Urban Legaue of Palm Beach County, Inc.	05	LMC	\$12,600.75
2012	2	2944	5589760	Urban Legaue of Palm Beach County, Inc.	05	LMC	\$951.25
2012	2	2945	5576903	Vita Nova, Inc.	05D	LMC	\$5,502.90
2012	2	2945	5581559	Vita Nova, Inc.	05D	LMC	\$864.50
2012	4	2947	5576903	DES Project Implementation	14H	LMH	\$79,188.77
2012	4	2947	5581559	DES Project Implementation	14H	LMH	\$27,665.38



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2012	4	2947	5586153	DES Project Implementation	14H	LMH	\$28,486.61
2012	4	2947	5589760	DES Project Implementation	14H	LMH	\$115.03
2012	4	2947	5624289	DES Project Implementation	14H	LMH	\$28,871.53
2012	5	2948	5581559	DES Economic Development Services Program	18B	LMJ	\$62,407.45
2012	5	2948	5589760	DES Economic Development Services Program	18B	LMJ	\$6,000.00
2012	5	2948	5624289	DES Economic Development Services Program	18B	LMJ	\$14,330.00
2012	5	2949	5576903	Center for Technical Enterprise and Development (TED Center)	18A	LMJ	\$100,664.00
2012	5	2949	5586153	Center for Technical Enterprise and Development (TED Center)	18A	LMJ	\$12,583.00
2012	5	2949	5624289	Center for Technical Enterprise and Development (TED Center)	18A	LMJ	\$37,753.00
2012	5	2950	5576903	Enterrpise Development Corporation of South Florida (EDC)	18A	LMJ	\$25,500.00
2012	5	2950	5586153	Enterrpise Development Corporation of South Florida (EDC)	18A	LMJ	\$12,750.00
2012	5	2950	5624289	Enterrpise Development Corporation of South Florida (EDC)	18A	LMJ	\$12,750.00
2012	6	2952	5576903	PBC Water Utilities - Belle Glade water meters	03J	LMA	\$299,890.00
2012	6	2952	5586153	PBC Water Utilities - Belle Glade water meters	03J	LMA	\$100,969.00
2012	6	2952	5589760	PBC Water Utilities - Belle Glade water meters	03J	LMA	\$62,300.00
2012	6	2952	5624289	PBC Water Utilities - Belle Glade water meters	03J	LMA	\$286,920.00
2012	6	2953	5576903	PBC Water Utilities - Pioneer Road	03J	LMA	\$250.00
2012	6	2953	5624289	PBC Water Utilities - Pioneer Road	03J	LMA	\$78,762.37
2012	6	2992	5624289	City of Lake Worth - 7th Avenue South	03K	LMA	\$2,200.00
2012	6	2993	5624289	City of Lake Worth - 5th Avenue North	03K	LMA	\$2,300.00
2012	7	2990	5581559	City of Pahokee - Code Enforcement	15	LMA	\$13,512.13
2012	7	2990	5624289	City of Pahokee - Code Enforcement	15	LMA	\$21,753.14
Total							\$6,964,935.57

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

**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 & Activity Type	Income Group	Five Year Performance Indicators: HH Assisted	Yearly Accomplishments and Percentage of 5 Year Plan.												Sources of Funds	Outcome/Objective*	
				Five Year Goal		FY 11		FY 12		FY 13		FY 14		FY 15				Cum % of Five Year Goal
				P	A	P	A	P	A	P	A	P	A	P	A			
1	RENTAL HOUSING OBJECTIVES																	
1.1	Increase the supply of affordable rental housing:																	
	a. Production of new rental units: - New construction	0-30%	41	0	0	6	0	3	58								NSP2	DH-2 - Affordability of decent housing
		31-50%	49	0	0	41	0	139	90									
		51-80%	74	0	0	0	0	132	112									
		81-120%	0	0	0	0	0	0	0									
	<b>Subtotal</b>		<b>164</b>	<b>0</b>	<b>0</b>	<b>47</b>	<b>0</b>	<b>274</b>	<b>260</b>									159%
	b. Acquisition of residential properties to create rental units:	0-30%	4	0	6	6	8	6	0									
		31-50%	3	3	6	31	8	10	0									
		51-80%	9	9	5	25	5	42	0									
		81-120%	0	0	0	0	0	53	0									
	<b>Subtotal</b>		<b>16</b>	<b>12</b>	<b>17</b>	<b>62</b>	<b>21</b>	<b>111</b>	<b>0</b>									238%
1.2	Improve the quality of affordable rental housing:																	
	a. Rehabilitation of existing rental units	0-30%	109	109	5	0	215	30	300									
		31-50%	12	0	7	0	0	30	373									
		51-80%	12	0	10	0	0	0	130									
		81-120%	0	0	0	0	0	0	0									
	<b>Subtotal</b>		<b>133</b>	<b>109</b>	<b>22</b>	<b>0</b>	<b>215</b>	<b>60</b>	<b>803</b>									782 %
1.3	Improve access to affordable rental housing:																	
	a. Rental Assistance	0-30%	869	321	258	127	116	147	959									
		31-50%	45	17	0	0	0	0	18									
		51-80%	0	0	0	0	0	0	2									
		81-120%	0	0	0	0	0	0	0									
	<b>Subtotal</b>		<b>914</b>	<b>338</b>	<b>258</b>	<b>127</b>	<b>116</b>	<b>147</b>	<b>979</b>									107%
	<b>TOTAL RENTERS</b>		<b>1227</b>	<b>459</b>	<b>297</b>	<b>236</b>	<b>352</b>	<b>592</b>	<b>2055</b>									167%





Obj. #	Specific Objectives & Activity Type	Income Group	Five Year Performance Indicators: HH Assisted	Five Year, Yearly Objectives, Yearly Accomplishments and Percentage of 5 Year Plan.												Sources of Funds	Outcome/ Objective*
				Five Year Goal	Yearly Proposed (P) and Actual (A) Accomplishments per Year										Cum % of Five Year Goal		
					FY 11		FY 12		FY 13		FY 14		FY 15				
P	A	P	A	P	A	P	A	P	A	P	A						
4	Special Needs Objectives														Programs		
4.1	Increase range of housing options & related services for persons with special needs. Performance Measurement: Number of housing units offering supportive services to persons with special needs.	0-80%	1500	293	232	300	277	0	272						CDBG CILO Seagull	DH-1 Availability/ Accessibility of decent housing	
4.2	Increase funding for home improvement aimed at reducing structural barriers. Performance Measurement: Number of housing units made accessible for persons with disabilities.	0-80%	0	0	3	0	0	0	0							DH-1 Availability/ Accessibility of decent housing	
<b>TOTAL SPECIAL NEEDS</b>			<b>1500</b>	<b>293</b>	<b>235</b>	<b>300</b>	<b>277</b>	<b>0</b>	<b>272</b>							<b>52%</b>	

**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 historic, architectural, or aesthetic value; and conserving energy resources and use of renewable energy sources

Obj. #	Specific Objectives & Activity Type	Income Group	Five Year, Yearly Objectives, Yearly Accomplishments and Percentage of 5 Year Plan.												Sources of Funds	Outcome/ Objective*				
			Performance Indicators: HH Assisted		Yearly Proposed (P) and Actual (A) Accomplishments per Year												Cum % of Five Year Goal			
			Five Year Goal	FY 11	FY 12	FY 13	FY 14	FY 15	P	A	P	A	P	A						
5	COMMUNITY DEVELOPMENT OBJECTIVES																			
5.1	Improve the community through acquisition/disposition/long term leasing for a public purpose. Performance Indicator: Number of properties acquired.	0-80%	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	n/a	SL-3 Sustainability of suitable living environment †	
5.2	Improve the community by eliminating blighting influences																			
	a. Demolition and Clearance Performance Indicator: number of structures to be demolished	Spot Blight	85	15	5	10	10	4	26									48%	CDBG 45,235 NSP- 387,507	SL-3 Sustainability of suitable living environment †
	b. Restore, preserve, document properties of historic architectural or aesthetic value. Performance Indicator: Number of structures to be preserved	Spot Blight or Low/Mo d	1	0	0	0	0	0	0									0%		SL-3 Sustainability of suitable living environment †
	c. Fund non-residential historic preservation Performance Indicator: number of structures to be preserved	Spot Blight or Low/Mo d	0	0	0	0	0	0	0									n/a		SL-3 Sustainability of suitable living environment †
	d. Consult with SHPO for eligible residential and non-residential structures, and vacant land Performance Indicator: Number of Properties >50 yrs old including vacant land to be submitted for review.	Slum Blight/ Spot Blight/ or Low/Mo d	n/a	8	35	17	68	15	68									n/a		SL-3 & DH-3
	<b>Total</b>		<b>86</b>	<b>23</b>	<b>40</b>	<b>27</b>	<b>78</b>	<b>19</b>	<b>94</b>									<b>294%</b>		





Obj. #	Specific Objectives & Activity Type	Income Group	Five Year, Yearly Objectives, Yearly Accomplishments and Percentage of 5 Year Plan. Performance Indicators: HH Assisted	Yearly Proposed (P) and Actual (A) Accomplishments per Year												Cum % of Five Year Goal	Sources of Funds	Outcome/ Objective*
				FY 11		FY 12		FY 13		FY 14		FY 15						
				P	A	P	A	P	A	P	A	P	A					
7	<b>PUBLIC FACILITIES OBJECTIVES</b>		Five Year Goal															
	of persons provided with new access to a facility																	
	<b>k. Fund other public facilities</b>		1/ 3,822	0	0	0	0	0	0	0	0	0	0	0			n/a	
	Performance Indicator: Number of persons provided with new access to a facility	0-80%																
	<b>Total</b>		21/ 109797	6/ 9022	4/ 12606	1/ 5668	4/ 6655	2/ 21924	6/ 34314								67%/ 49%	

Obj. #	Specific Objectives & Activity Type	Income Group	Five Year, Yearly Objectives, Yearly Accomplishments and Percentage of 5 Year Plan. Performance Indicators: HH Assisted												Sources of Funds	Outcome/ Objective*		
			Five Year Goal	FY 11		FY 12		FY 13		FY 14		FY 15		Cum % of Five Year Goal				
				P	A	P	A	P	A	P	A	P	A					
8	<b>PUBLIC SERVICE OBJECTIVES</b>																	
8.1	Improve quality/increase quantity of public service activities for lower income persons																	
	<b>a. Fund senior service projects</b> Performance Indicator: Number of persons with access to new/improved services	0-80%	635	98	106	0	0	0	0	0	0	0	0	0	0	0	17%	
	<b>b. Fund projects that service the disabled</b> Performance Indicator: Number of persons with access to new/improved services	0-80%	2,249	445	431	385	393	185	171								44%	CDBG-CILO, Seagull
	<b>c. Fund youth services projects</b> Performance Indicator: Number of persons with access to new/improved services	0-80%	4,100	260	186	250	260	0	0								11%	CDBG-
	<b>d. Fund child care services projects</b> Performance Indicator: Number of persons with access to new/improved services	0-80%	1,069	110	97	110	89	105	90								26%	CDBG-RCMA
	<b>e. Fund substance abuse service projects</b> Performance Indicator: Number of persons with access to new/improved services	0-80%	150	0	0	0	0	0	0								n/a	
	<b>f. Fund employment training service projects</b> Performance Indicator: Number of persons with access to new/improved services	0-80%	1,000	0	0	381	329	125	123								45%	CDBG Seagull
	<b>g. Fund health service projects</b> Performance Indicator: Number of persons with access to new/improved services	0-80%	7,800	1,102	1,036	7,220	845	744	629								32%	CDBG-Sickle Cell & HIMHB
	<b>h. Fund Crime/Awareness prevention projects</b> Performance Indicator: Number of persons with access to new/improved services	0-80%	0	0	0	0	0	0	0								n/a	

Obj. #	Specific Objectives & Activity Type	Income Group	Five Year Goal	Five Year, Yearly Objectives, Yearly Accomplishments and Percentage of 5 Year Plan. Performance Indicators: HH Assisted												Sources of Funds	Outcome/ Objective*		
				Yearly Proposed (P) and Actual (A) Accomplishments per Year															
				FY 11		FY 12		FY 13		FY 14		FY 15		Cum % of Five Year Goal					
P	A	P	A	P	A	P	A	P	A	P	A								
8	<b>PUBLIC SERVICE OBJECTIVES</b>																		
	i. <b>Fund domestic violence service projects</b> Performance Indicator: Number of persons with access to new/improved services	0-80%	150	32	30	738	1,161	699	882								1382%	CDBG-AVDA, ESGP – YWCA, AVDA	
	j. <b>Fund abused and neglected children service projects</b> Performance Indicator: Number of persons with access to new/improved services	0-80%	700	126	189	134	217	154	218								89%	CDBG, ESGP- Home Safe, Place of Hope	SL-1 Availability/ Accessibility to suitable living environment
	k. <b>Fund housing related services</b> Performance Indicator: Number of persons with access to new/improved services	0-80%	17,500	2,487	1,487	2,664	938	1,672	657								18%	CDBG-Urban League, Legal Aid	
	l. <b>Fund homeless services</b> Performance Indicator: Number of persons with access to new/improved services	0-80%	1480	402	431	504	52	1002	7534								542%	CDBG-HRC CHS, JAY, Vita Nova,	
	<b>Total</b>		36,833	5,062	3,993	12,386	4,284	4,686	10,304								50.4%		



Obj. #	Specific Objectives & Activity Type	Income Group	Five Year, Yearly Objectives, Yearly Accomplishments and Percentage of 5 Year Plan. Performance Indicators: HH Assisted	Yearly Proposed (P) and Actual (A) Accomplishments per Year												Cum % of Five Year Goal	Sources of Funds	Outcome/Objective*	
				FY 11		FY 12		FY 13		FY 14		FY 15		A					
				P	A	P	A	P	A	P	A	P	A						
9	<b>ECONOMIC OPPORTUNITIES OBJECTIVES</b>																		
	e. The provision of jobs to low-income persons living in areas affected by those programs and activities under programs covered by the Plan. Performance Indicator: Number of jobs created in the program area as indicated by Section 3 Reports.	0-80%																EO-1 Availability/Accessibility to create economic opportunity	
	<b>Total Job Created/Persons Trained</b>		1525	230.5	192.8	863	3329	316	5,338									581%	
	f. Availability of mortgage financing for low income persons at reasonable rates using non-discriminatory lending practices. Performance Indicator: Number of loans processed* *(Reported under objective 2.3)	0-80%	106	125	118	0	85	0	43									233%	EO-2 Affordability to create economic opportunities
	<b>Total Mortgages</b>		106	125	118	0	85	0	43									233%	

OUTCOME/OBJECTIVE CODES			
Decent Housing	Availability/Accessibility	Affordability	Sustainability
DH-1	DH-2	DH-3	
SL-1	SL-2	SL-3	
EO-1	EO-2	EO-3	

## VI. OTHER ATTACHMENTS AND NARRATIVES

### Appendix 6: SHIP Narrative

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

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

During FY 2012-2013, Palm Beach County received \$395,053 in funding from the State of Florida to fund the SHIP Program. This allocation coupled with approximately \$557,254 in unspent funds carried over from previous years and program income earned brought to \$954,307 the total amount of funding available for expenditure under the SHIP Program during FY 2012-2013. The County had intended to use the available funds to implement the following activities:

- **Housing Rehabilitation/Barrier Free Program** designed to assist 3 homeowners.
- **The HOME Match Program** whereby SHIP funds would be used to provide the matching funds required under the HOME Program. Five homebuyers were slated to be assisted to acquire homes.
- **Housing Replacement Program** to assist one homeowner; and
- **Rental Housing Entry Assistance Program** designed to assist one rental household.

By the end of FY 2012-13, \$48,779 was expended under Housing Rehabilitation/Barrier Free Program to rehabilitate one housing unit. No expenditures were incurred on the other activities which were planned. The mandatory HOME Match requirement was met using excess funding commitment from previous years.

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

**FY 2012-2013  
Household and Persons Assisted with Housing**

Assistance Provided by Income Group	Renters*			Owners*			Homeless					
	Elderly	Small	Large	All	Total	Existing	1st-Time	Total	Individuals (I)	Families (J)	Non-Homeless w/Special Needs (K)*	Total (L)
	1-2 Member Households (A)	Related (2-4) (B)	Related 5 or more (C)	Other Household (D)	<b>Total Renters (E)</b>	Home-Owners (F)	Home-Owners (G)	<b>Total Home-Owners (H)</b>				
<b>Ext. Low-Income (0 to 30% of MFI)</b>	425	1,807	414	0	<b>2,646</b>	1	2	<b>3</b>	8,883	n/a	290	<b>11,822</b>
<b>Low-Income (31 to 50% of MFI)</b>	170	550	202	0	<b>922</b>	2	17	<b>19</b>	0	n/a	0	<b>941</b>
<b>Moderate Income (51 to 80% of MFI)</b>	90	197	57	0	<b>344</b>	5	11	<b>16</b>	0	n/a	0	<b>360</b>
<b>Middle Income (81% to 120% of MFI)</b>	0	17	0	0	<b>17</b>	0	6	<b>6</b>	0	n/a	0	<b>23</b>
<b>TOTAL</b>	<b>685</b>	<b>2,571</b>	<b>673</b>	<b>0</b>	<b>3,929</b>	<b>8</b>	<b>36</b>	<b>44</b>	<b>8,883</b>	<b>n/a</b>	<b>290</b>	<b>13,146</b>

Racial/Ethnic Composition		
	Column (L) Total*	
<b>1</b>	Hispanic	824
<b>2</b>	White (non-Hispanic)	385
<b>3</b>	Black (non-Hispanic)	2,590
<b>4</b>	Native Americans	7
<b>5</b>	Asian/Pacific Islander	142
<b>6</b>	Other	17
	<b>**Total</b>	<b>3,965</b>

Information provided by the following Programs:

- FY 2012-2013 CDBG
- FY 2012-2013 SHIP
- FY 2012-2013 NSPI
- FY 2012-2013 NSP2(NRGP&1<sup>st</sup> Time Homebuyer)
- FY 2012-2013 NSP3
- Public Housing Authorities

\* Non-Homeless with special needs income categories were not available  
 \*\* Does not include 8 units for which racial/ethnic information was not available.