

Executive Summary

AP-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

1. Introduction

The United States Department of Housing and Urban Development (HUD) provides cities, states, urban counties meeting certain requirements with annual funding to meet housing and housing-related needs for low- and moderate-income residents. Funding is provided through a congressional appropriation and a subsequent formula allocation to jurisdictions. The City of Irving receives Community Development Block Grant (CDBG), Home Investment Partnerships Grant (HOME), and Emergency Solutions Grant (ESG) funds through this formula allocation. With these funds, the City of Irving provides a wide variety of programs, including housing rehabilitation, home construction, down payment assistance, public services, infrastructure and public facilities improvements, homelessness services, and other services which benefit low- and moderate-income Irving residents.

The Consolidated Plan is a strategic planning document that is submitted to HUD every five years. The Annual Action Plan is developed each year to meet the goals and priorities of the Consolidated Plan in a given year. The City of Irving is currently working within the recently approved substantially amended 2019-2023 Consolidated Plan.

The Housing and Human Services Board (HHSB) approved the Action Plan at its June 15, 2022 meeting, and the Irving City Council adopted the Annual Action Plan at its August 4, 2022 meeting.

The City of Irving's proposed allocations for Fiscal Year 2022-2023 consist of a total amount of \$3,259,056 in projected support from the following programs: Community Development Block Grant (\$2,195,307), Home Investment Partnerships Grant (\$868,485), and Emergency Solutions Grant (\$195,264).

2. Summarize the objectives and outcomes identified in the Plan

This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

Generally, the objectives of this Action Plan are to provide decent housing, a better quality of life, and economic opportunity for the low- and moderate-income residents of Irving. Specifically, the strategic plan laid out in the Consolidated Plan includes: 1) housing rehabilitation for both owner and rental units, 2) assisting the homeless, 3) rental assistance for extremely low-income households threatened with homelessness, 4) increased supply of affordable housing, 5) down payment assistance, 6)

improving/revitalizing neighborhoods, 7) programs for youth, 8) job training and education, and 9) public infrastructure and facility improvements.

Housing market analysis shows consistent and significant issues with affordability. The current sales market has driven up the cost of safe and decent housing beyond the amounts needed to ensure low-income persons are not cost burdened. In addition, due to the lack of affordable homebuyer housing, there is little to no vacancy in multi-family units. This has led to a rental market where units are difficult to locate, and for which rent amounts are burdensome to low-income residents. Thus, increasing access to affordable housing opportunities continues to be a major goal for these funds. Citizens of Irving and the greater DFW area are seeing significant increases in rent costs, homebuying costs, and overall inflation of goods and services. The City of Irving funded programs and activities are tailored to fit different needs concerning these issues.

Even though the 2022 Point In Time Count for the homeless conducted differently this year due to COVID-19 and extreme cold weather conditions during the count, Irving's unsheltered count was 1 individuals and sheltered count 154. According to the American Community Survey (ACS-2019), Irving has an estimated population of 239,798, with 12.2% of its population living below the poverty level. Among those living in poverty, 9% are the elderly age 65 or older, and 14% are children under the age of 18. Irving's income per capita is \$31,448 (ACS 215-2019).

CDBG funds are used to revitalize neighborhoods, expand access to affordable housing and economic opportunities, and to improve community facilities and services, principally to benefit low- and moderate-income persons. HOME funds are used for a variety of affordable housing activities for low- and moderate-income families including affordable housing creation, home rehabilitation, and down payment assistance. ESG funds are used to assist homeless persons through the maintenance and operations assistance to emergency shelters, homelessness prevention, and the re-housing of homeless persons.

3. Evaluation of past performance

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

Irving's CDBG programs have a positive effect in solving neighborhood and community problems in that they provide services that would otherwise be inadequate or nonexistent in these communities. Of particular importance to the health of the City have been programs that address the condition of the housing stock. The City has successfully funded housing rehabilitation activities targeting lower income and elderly households unable to properly maintain their homes. The City also operates a successful program that provided down-payment and mortgage assistance to new homebuyers. The City has worked actively with local homeless services providers to meet the needs of individuals who are homeless and those at risk of becoming homeless. The City also has a history of meeting community needs through the funding of public services such as youth programs, programs for the elderly, and health services. Funds

were also use toward improvements and repairs of public parks, recreation centers, and facilities in low to moderate income areas to assist citizens outside of housing needs.

In addition, the City of Irving has undergone some reorganization by transitioning the Community Development Division out of the Planning and Community Development Department and creating a new Housing and Redevelopment Division. The creation of this new division will provide vision and strategic direction relative to affordable housing, homeless services, and overall grant management. The City's evaluation of its past performance on HOME, CDBG and ESG is completed through Consolidated Annual Performance and Evaluation Reports (CAPERs). These documents state the objectives and outcomes identified in each Annual Action Plan and includes an evaluation of past performance through measurable goals and objectives compared to actual performance. The City's CAPERs can be found in the City's online Document Center:

<https://www.cityofirving.org/581/Publications-and-Reports>

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

Irving's Citizen Participation Plan encourages and empowers citizens to participate in the development of viable urban programs, and the Action Plan was developed using an effective citizen participation process in compliance with the regulations set forth in 24 CFR §92. A copy of the comments that were received is incorporated into this document. Two public hearings were held to obtain the views of residents on housing and community development needs and the development of proposed activities.

5. Summary of public comments

This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.

The City is open to receive program and procedural ideas from the public during the public hearings during the 30-day public comment period. No comments were received.

6. Summary of comments or views not accepted and the reasons for not accepting them

The City accepts all comments that are offered.

7. Summary

As set forth in 24 CFR Part 91, the US Department of Housing and Urban Development (HUD) requires jurisdictions to incorporate their planning and application requirements for a five-year period into one plan called the Consolidated Plan. The most recent Consolidated Plan was prepared for Fiscal Years 2019-2023. Each year, the City of Irving provides information concerning the strategies and goals it will undertake during that fiscal year to meet the overall goals of the Consolidated Plan. Fiscal Year 2022-2023 marks the fourth Action Plan year in the 2019-2023 Consolidated Plan.

This plan was developed using an effective citizen participation process in compliance with the regulations set forth in 24 CFR Part 91. A copy of the comments that were received is incorporated into this document. Two public hearings were held to obtain the views of residents on housing and community development needs and the development of proposed activities. Additionally, citizens were invited to comment online during a 30-day public comment period. The Irving City Council approved this Action Plan at its August 4, 2022, meeting. Mayor Council members include Richard S. Stopfer, Mayor; John C. Danish (Place 1), Brad M. LaMorgese (Place 2); Mark Zeske (Place 3); Phil Riddle (Place 4); Oscar Ward (Place 5); Al Zapanta (Place 6); Kyle Taylor (Place 7); Dennis Webb (Place 8).

The contents of the Action Plan were approved by the Housing and Human Services Board (HHSB) at its June 15, 2022, meeting. Housing and Human Services Board members include Jason Simon (Place 1), April Myrick (Place 2), Deidre Thompson (Place 3), Britney Prince (Place 4), Delhi Ekambo (Place 5), Fuad Dadabhoy (Place 6), Sasha Moreno (Place 7), Johnnie Pegues (Place 8), and Jearlene Miller (Place 9).

The staff of the Housing and Redevelopment Division administers HUD grants on behalf of the City of Irving. Responsible staff members include: Imelda Speck, Senior Housing & Redevelopment Manager ; DeLiza Gierling, Community Development Manager, Sandra Stroud, Senior Compliance Auditor; Larry Everett, Housing Supervisor; Kynira Munerlyn, Project Administrator; Ashley Miller, Community Development Programs Supervisor; Trina Johnson, Housing Coordinator; Lou Cabello, Construction Services Coordinator; Nathaniel Dears Micah Sutton, Community Outreach Specialist; Ismael Ortiz, Housing Specialist; Hilda Lazo, Accounting Clerk II, and Fernando Hernandez-Garza, Contracts Administrator.

PR-05 Lead & Responsible Agencies – 91.200(b)

1. Agency/entity responsible for preparing/administering the Consolidated Plan

Describe the agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency
CDBG Administrator	IRVING	Housing and Redevelopment
HOME Administrator	IRVING	Housing and Redevelopment
ESG Administrator	IRVING	Housing and Redevelopment

Table 1 – Responsible Agencies

Narrative (optional)

The City of Irving’s Financial Services, Code Enforcement, Police, Inspections, Parks and Recreation, Capital Improvement Program, City Attorney’s Office, Office of the Mayor, City Manager’s Office, Economic Development, and Information Technology departments aid the Housing and Redevelopment Division in the efficient and compliant execution of the CDBG, HOME, and ESG grants. The City of Irving also works closely with the Irving Independent School District, the Dallas Area/Irving Continuum of Care, Irving Community Action Network, Texas Department of Housing and Community Affairs, HUD’s Ft. Worth Office of Community Planning and Development; and non-profit agencies such as Many Helping Hands, Brighter Tomorrows, Metrocare Services, Irving Family Advocacy Center, Irving Family Promise, Senior Source, Salvation Army, Irving Cares, and the Visiting Nurses Association.

Consolidated Plan Public Contact Information

AP-10 Consultation – 91.100, 91.200(b), 91.215(I)

1. Introduction

The City of Irving employs diverse methods to encourage ongoing participation from residents, community service providers, and existing/potential community development partners. The participation process for the Action Plan included public notices, a public comment period, and two public hearings.

Provide a concise summary of the jurisdiction’s activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(I))

The Housing and Redevelopment Division works closely with many city government, community, county, and regional entities to improve the coordination and efficiency of the provision of services to low- and moderate-income Irving residents, particularly in addressing neighborhood stability, the creation of affordable housing, and homelessness services.

Irving redesigned its Home Rehabilitation program to better match the changing needs of homeowners. As part of this design change, the Housing and Redevelopment Division developed an exterior repair target program open only to low-income residents receiving notices of violation from Code Enforcement. In addition, the Home Rehabilitation program works closely with the Dallas County Weatherization Program to leverage property needs with available funding.

City of Irving staff continues to participate in the Behavioral Health Leadership Team, consisting of representatives from local hospitals, mental health providers, Police, Fire, regional planning entities, and housing providers, which seeks to improve resident access to mental health care and to reduce mental health-related recidivism in emergency rooms and with Police and Fire calls. The Housing and Redevelopment Division heads the Homeless and Housing workgroup under this structure. Moreover, Irving has worked to increase outreach and access to mental health services for low-income residents through prioritization of Public Services funding to this need.

Irving staff meet regularly with the Irving Community Action Network (ICAN – local poverty and homeless coalition) to improve client services. Members of the city government, local school district, non-profit service providers, faith-based community, and other organizations come together to ensure that the needs of the community are addressed. Irving actively participates in these meetings to provide access to data, training, and information being offered to enhance the delivery of their services.

While COVID-19 pandemic changed how CITY staff could be proactive in addressing gaps in service, staff has been able to continue to undertake a number of specific actions to overcome these gaps. In particular and in addition to the initiatives listed above, the City of Irving has 1) enhanced the focus on the Irving Community Action Network to increase agency coordination, 2) established an inter-agency procedure in

emergency situations, 3) Increased partnerships in neighborhood, city, and regional sponsored events as offered, 4) securing Section 108 Guarantee Loan funds for expansion of Georgia Farrow Recreation Center, and 5) Provided ongoing and frequent technical assistance in the form of training and one-on-one assistance to local housing and non-profit organization to increase organizational capacity.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness.

The City has been proactive in addressing these gaps and has undertaken a number of specific actions to overcome these gaps.

As mentioned previously, the COVID pandemic has limited the City to fully participate in certain activities; however, staff and other organizations were creative and met virtually or over conference calls. The City has:

- enhanced focus on the Irving Community Action Network to increase agency coordination and cooperation.
- coordinated the City of Irving's Homeless Count and Survey.
- continued participation in Metropolitan Dallas Homeless Alliance and Dallas City & County/Irving Continuum of Care.
- increased partnership in city, regional, and neighborhood sponsored events.
- continued partnership with Texas Department of Housing and Community Affairs, Irving Independent School District, and the Housing and Human Services Board to accomplish program goals.
- participated on the City of Irving Police Department's mental health task force by having one Department staff person sit on this committee.
- continued partnerships between the Housing and Redevelopment Division, other City of Irving departments, and social services agencies for comprehensive problem solving for neighborhood revitalization.
- continued provision of technical assistance in the form of training and one on one assistance to local housing and nonprofit organizations to increase organizational capacity.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS

The City has been proactive in addressing these gaps and undertaken a number of specific actions to overcome these gaps. In particular, the City has:

- facilitated community-based responses to sheltering needs for target homeless populations.
- continued the Services to Empower People (STEP) program (a partnership between the City of Irving and local faith-based organizations to provide a community response to the needs of the near homeless).
- continued support of Community Housing Development Organizations (CHDO) and for-profit developers in the construction of affordable single family housing units.
- continued partnership with the City's Code Enforcement Department to provide assistance to low- and moderate-income homeowners faced with citations for code compliance.
- continued participation with the Irving Community Action Network, a local Poverty and Homeless Coalition in developing plans to address the needs of at-risk populations (homeless, domestic violence victims, crisis poverty populations and the elderly).

Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdiction's consultations with housing, social service agencies and other entities

Table 2 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	BEAR CREEK DEVELOPMENT CORPORATION
	Agency/Group/Organization Type	Services - Housing Community Development Financial Institution
	What section of the Plan was addressed by Consultation?	Housing Need Assessment
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	CHDO Development; construction of new homes for moderate income citizens.
2	Agency/Group/Organization	Housing Channel
	Agency/Group/Organization Type	Housing Services - Housing Community Development Financial Institution
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Economic Development
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	CHDO Development; construction of new homes for moderate income citizens.
3	Agency/Group/Organization	SALVATION ARMY
	Agency/Group/Organization Type	Services-homeless
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Homeless prevention
4	Agency/Group/Organization	BRIGHTER TOMORROWS
	Agency/Group/Organization Type	Services-Victims of Domestic Violence Services-homeless
	What section of the Plan was addressed by Consultation?	Homeless Needs - Families with children
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Domestic Violence and Homeless Prevention
5	Agency/Group/Organization	Housing and Human Services Board
	Agency/Group/Organization Type	Services - Housing Major Employer
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Economic Development
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Housing Need Assessment, Economic Development.
6	Agency/Group/Organization	B&R CONSTRUCTION SERVICES
	Agency/Group/Organization Type	Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Economic Development
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Construction and Rehabilitation of Affordable Housing
7	Agency/Group/Organization	GTO Construction
	Agency/Group/Organization Type	Housing

What section of the Plan was addressed by Consultation?	Housing Need Assessment Economic Development Lead-based Paint Strategy
Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Construction and Rehabilitation of Affordable Housing

Identify any Agency Types not consulted and provide rationale for not consulting

To the best of its ability, the City of Irving has been in contact with all known agencies and organizations involved in activities that are relevant to CDBG, HOME, and ESG activities and programs. No organization or entity was knowingly excluded from the planning process.

Other local/regional/state/federal planning efforts considered when preparing the Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Metro Dallas Homeless	Coordination of homeless programs; coordinated client access.

Table 3 – Other local / regional / federal planning efforts

Narrative (optional)

AP-12 Participation – 91.105, 91.200(c)

1. Summary of citizen participation process/Efforts made to broaden citizen participation Summarize citizen participation process and how it impacted goal-setting

The City of Irving considers the involvement of its low- and moderate-income residents to be essential to the development and implementation of its Five-Year Consolidated Plan and Annual Action Plans. Irving held two public hearings to garner citizen participation in the development of the Action Plan and in determining funding allocations. The public hearings were held on June 15th and July 14, 2022. A public comment period was held June 13, 2022 through to July 15, 2022. In addition, Irving provides updates to the City Council, whose meetings are televised and open to the public, placed draft versions of this document on the City webpage, conducts a public comment period, and administers a web-based survey. Additionally, poverty, housing, and homelessness topics were incorporated into the development of the City of Irving Housing Plan.

The Housing and Redevelopment Division staff encourages citizen participation in the Action Plan process through its varied interactions with residents. Staff members participates in several community outreach events and have provided announcement to a broader audience. The City of Irving continually investigates ways in which it can more effectively engage the community. The City of Irving ensures that a Spanish-speaking person is available at all meetings to accommodate the needs of Spanish-speaking citizens. The City ensures that all public hearings are held at times and locations convenient to potential and actual beneficiaries and makes accommodations for those individuals in need of special assistance. Irving also provides technical assistance workshops for all interested in the programs. The chart on the following page outlines the outreach that was used to gather information.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Newspaper Ad	Non-targeted/broad community	Advertised in the Rambler Newspaper on May 28, 2022 to announce a Request for Public Comment as well as announce the public comment period from June 13 to July 15, 2022.	No comments received	The City of Irving will accept all comments if received	
2	Public Hearing	Non-targeted/broad community	Two Public Hearings public were held to garner public input. The first hearing was held in conjunction with a Housing and Human Services Board meeting on June 15, 2022. The second Public Hearing was held on July 14, during the Irving City Council Meeting.	No comments received	The City of Irving will accept all comments if received	

Table 4 – Citizen Participation Outreach

Expected Resources

AP-15 Expected Resources – 91.220(c)(1,2)

Introduction

The Housing and Redevelopment Division administers three Federal Entitlement grants: Community Development Block Grant (CDBG), Home Investment Partnerships Grant (HOME), and Emergency Solutions Grant (ESG). ESG grantees are required to coordinate and collaborate with the local Continuum of Care (CoC), a regional homeless services planning consortium. The City of Irving will receive a total of **\$3,259,056** in funds from the U.S. Department of Housing and Urban Development (HUD). Funding is allocated to **CDBG** in the amount of **\$2,195,307**, funding is allocated to **HOME** in the amount of **\$868,485**, and funding is allocated to **ESG** in the amount of **\$195,264**. Fiscal Year 2022-23 **CDBG funds** are allocated to Public Facility Improvements (\$328,246), CDBG Administration (\$439,061), Public Services (\$218,000), Housing Services (\$260,000), Site Development/Demolition/Land Acquisition (\$50,000), Section 108 Repayments (\$400,000), and Housing Rehabilitation (\$500,000). Fiscal Year 2022-23 **HOME funds** are allocated to First-Time Homebuyer Program and Rehabilitation/Construction of Affordable Housing (\$281,636), Community Housing Development Organization (CHDO) Reserve (\$500,000), and HOME Administration (\$86,849). Fiscal Year 2022-23 **ESG funds** are allocated to Rapid Re-Housing (\$82,880), Homelessness Prevention (\$67,739), Emergency Shelter Operations and Maintenance (\$25,000), Administration (\$14,645), and HMIS (\$5,000). HUD's guidance regarding the inclusion of non-Entitlement federal funding sources in an Annual Action Plan is that non-Entitlement federal sources are to be included if they are reasonably expected to be made available to address the needs outlined in the plan.

Along with the resources mentioned above, the City of Irving will be continuing to expend the additional resources received through the Community Development Block Grant COVID funds and the Emergency Solutions Grant COVID funds during this program year. Programs utilizing these funds are to prevent, prepare for, and to respond to COVID-19.

This Action Plan is not intended to confer any legal rights or entitlements on any persons, groups, or entities, including those named as intended recipients of funds or as program beneficiaries. The terms of this Annual Action Plan are subject to amendment and to the effect of applicable laws, regulations and ordinances. Statements of numerical goals or outcomes are for the purpose of measuring the success of programs and policies and do not impose a legal obligation on the city to achieve the intended results. Actual funding of particular programs and projects

identified in this Plan are subject to completion of various further actions, some of which involve discretionary determinations by the city or others. These include HUD approval of this Plan; appropriations by the United States Congress and the City Council; reviews and determinations under environmental and related laws; and results of bidding and contracting processes.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	2,195,307	0	0	2,195,307	0	The CDBG Program is authorized under Title I of the Housing and Community Development Act of 1974 as amended. The primary objective of CDBG is the development of viable communities by: Providing decent housing; Providing a suitable living environment; Expanding economic opportunities. Any activity funded with CDBG must meet one of three national objectives: Benefit low- and moderate-income persons; Aid in the prevention of slums or blight; Meet a particular urgent need.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	868,485	0	0	868,485	0	The HOME Program was created by the National Affordable Housing Act of 1990 (NAHA), and has been amended several times by subsequent legislation. The three objectives of the HOME Program are: 1) Expand the supply of decent, safe, sanitary, and affordable housing to very low and low-income individuals; 2) Mobilize and strengthen the ability of state and local governments to provide decent, safe, sanitary, and affordable housing to very low- and low-income individuals; 3) Leverage private sector participation and expand the capacity of non-profit housing providers.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
ESG	public - federal	Conversion and rehab for transitional housing Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Rental Assistance Services Transitional housing	195,264	0	0	195,264	0	The Homeless Emergency Assistance and Rapid Transition to Housing Act of 2009 (HEARTH Act) became law on May 20, 2009, and consolidated several homeless assistance programs administered by HUD. It also renamed the Emergency Shelter Grants program the Emergency Solutions Grants (ESG) program. ESG is designed to be the first step in a continuum of assistance to help clients quickly regain stability in permanent housing after experiencing a housing crisis and/or homelessness. ESG funded programs leverage other federal and local funds. Transitional housing is no longer an eligible activity under ESG (24 CFR 576 Subpart B).
Other	public - federal	Other	0	0	0	0	0	

Table 5 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

N/A

Discussion

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Annual Goals and Objectives

AP Annual Goals and Objectives

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	1B Improve Access to Public Facilities	2019	2023	Non-Housing Community Development	Citywide/Administrative	Expand & Improve Public Infrastructure/Facilities	CDBG: \$253,246	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 5000 Persons Assisted
2	2A Provide Owner Occupied Housing Rehab/Reconstruct	2019	2023	Affordable Housing	Citywide/Administrative	Provide Affordable Housing Opportunities	CDBG: \$500,000	Homeowner Housing Rehabilitated: 6 Household Housing Unit
3	2B Increase Homeownership Opportunities	2019	2023	Affordable Housing	Citywide	Provide Affordable Housing Opportunities	HOME: \$281,636	Direct Financial Assistance to Homebuyers: 3 Households Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
4	3A Provide Supportive Services LMI/Special Needs	2019	2023	Non-Homeless Special Needs Non-Housing Community Development	Citywide/Administrative	Public Service Programs for LMI & Special Needs	CDBG: \$293,000	Public service activities other than Low/Moderate Income Housing Benefit: 315 Persons Assisted
5	5C Provide Assistance for Rapid Re-Housing	2019	2023	Homeless		Public Service Programs for LMI & Special Needs Homeless Activities	ESG: \$93,864	Tenant-based rental assistance / Rapid Rehousing: 18 Households Assisted
6	5A Provide Homeless Prevention Services	2019	2023	Homeless	Citywide/Administrative	Homeless Activities	ESG: \$58,047	Homelessness Prevention: 17 Persons Assisted
7	5B Provide Shelter Services	2020	2023	Homeless		Public Service Programs for LMI & Special Needs Homeless Activities	ESG: \$25,000	Homeless Person Overnight Shelter: 190 Persons Assisted
8	5D Homeless Management Information System (HMIS)	2019	2023	Homeless	Citywide/Administrative	Homeless Activities	ESG: \$5,000	Homelessness Prevention: 1 Persons Assisted
9	2C Increase Affordable Rental Housing Opportunities	2019	2023	Affordable Housing		Provide Affordable Housing Opportunities	HOME: \$500,000	Homeowner Housing Added: 6 Household Housing Units

Table 6 – Goals Summary

Goal Descriptions

1	Goal Name	1B Improve Access to Public Facilities
	Goal Description	Expand & Improve Public Infrastructure/Facilities such as Parks & Recreation, Library, and/or Domestic Violence Shelter.
2	Goal Name	2A Provide Owner Occupied Housing Rehab/Reconstruct
	Goal Description	Provide for owner occupied housing rehabilitation in target areas of the jurisdiction. These activities will benefit LMI households.
3	Goal Name	2B Increase Homeownership Opportunities
	Goal Description	First-time Homebuyer Program and rehabilitation and/or construction of affordable housing
4	Goal Name	3A Provide Supportive Services LMI/Special Needs
	Goal Description	Case Management Services, Emergency Assistance Program, Emergency Assistance, Behavioral Intervention, Meals on Wheels, Encompass Program, and Education Services.
5	Goal Name	5C Provide Assistance for Rapid Re-Housing
	Goal Description	Rapid Re-Housing
6	Goal Name	5A Provide Homeless Prevention Services
	Goal Description	Increase and improve homelessness support through in-house homeless prevention services.

7	Goal Name	5B Provide Shelter Services
	Goal Description	Shelter operations and maintenance for domestic violence emergency shelter and transitional housing
8	Goal Name	5D Homeless Management Information System (HMIS)
	Goal Description	Provide funding for HMIS.
9	Goal Name	2C Increase Affordable Rental Housing Opportunities
	Goal Description	CHDO Reserve: Provide affordable housing and rental housing opportunities

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Projects

AP-35 Projects – 91.220(d)

Introduction

The development of the Annual Action Plan involved consultation with those agencies involved in delivering housing and housing services within Irving. Meetings and discussions were held between the staff of the City's Housing and Redevelopment Division and other City Departments, as well as conducting meetings with appropriate housing and social service agencies regarding the housing needs of children, elderly persons, persons with disabilities, homeless persons. During the creation of the Consolidated Plan, public input was also solicited through focus groups, and public hearings. All projects selected to receive funding meet objectives and goals set by the City to address housing and social needs.

Projects

#	Project Name
1	HOME: CHDO Reserves
2	CDBG: Housing Rehabilitation
3	Site Development/Demolition/Land Acquisition
4	CDBG: Housing Services and Programs
5	CDBG Administration
6	HOME Administration
7	CDBG: Section 108 Repayment
8	CDBG: Public Facilities
9	HOME: Affordable Housing/First-Time Homebuyer
10	CDBG: Public Services
11	HESG: Homeless Housing and Services

Table 7 - Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

The proposed allocation of funds is based on federal funding requirements for each formula-allocated grant. Areas of low- to moderate-income concentration and certain areas of high minority concentration are targeted. Areas of low homeownership and deteriorating housing conditions were also considered in the targeting process. The City will target the majority of its resources in small geographic areas in order to make a visible, measurable impact.

AP-38 Project Summary
Project Summary Information

DRAFT

1	Project Name	HOME: CHDO Reserves
	Target Area	Citywide/Administrative
	Goals Supported	2B Increase Homeownership Opportunities
	Needs Addressed	Provide Affordable Housing Opportunities
	Funding	HOME: \$500,000
	Description	Affordable Housing Development Projects/Provide Affordable Housing Opportunities
	Target Date	9/30/2023
	Estimate the number and type of families that will benefit from the proposed activities	Six (6) low to moderate-income households.
	Location Description	City-wide
	Planned Activities	Construction activities conducted by area Community Development Housing Organization (CHDO) leading to at least six affordable single-family homes for home ownership opportunity.
2	Project Name	CDBG: Housing Rehabilitation
	Target Area	Citywide/Administrative
	Goals Supported	2A Provide Owner Occupied Housing Rehab/Reconstruct
	Needs Addressed	Provide Affordable Housing Opportunities
	Funding	CDBG: \$500,000
	Description	Provide affordable housing opportunities.
	Target Date	9/30/2023
	Estimate the number and type of families that will benefit from the proposed activities	Six (6) low to moderate-income households.
	Location Description	City-wide
	Planned Activities	Homeowner Rehabilitation, Housing Services, and miscellaneous site development and/or demolition
3	Project Name	Site Development/Demolition/Land Acquisition
	Target Area	Citywide/Administrative
	Goals Supported	2B Increase Homeownership Opportunities

	Needs Addressed	Provide Affordable Housing Opportunities
	Funding	CDBG: \$50,000
	Description	Housing Services, miscellaneous site development and/or demolition
	Target Date	9/30/2023
	Estimate the number and type of families that will benefit from the proposed activities	One (1) low to moderate-income family
	Location Description	To be determined
	Planned Activities	Site development for construction, land acquisition, demolition of substandard structures
4	Project Name	CDBG: Housing Services and Programs
	Target Area	Citywide/Administrative
	Goals Supported	2A Provide Owner Occupied Housing Rehab/Reconstruction 2B Increase Homeownership Opportunities 2C Increase Affordable Rental Housing Opportunities
	Needs Addressed	Provide Affordable Housing Opportunities
	Funding	CDBG: \$260,000
	Description	Provide affordable housing opportunities.
	Target Date	9/30/2022
	Estimate the number and type of families that will benefit from the proposed activities	Nine (9) low- to moderate-income families
	Location Description	Citywide/Administrative
	Planned Activities	Homeowner Rehabilitation, Housing Services, and miscellaneous site development and/or demolition
5	Project Name	CDBG Administration
	Target Area	Citywide/Administrative

	Goals Supported	1B Improve Access to Public Facilities 2A Provide Owner Occupied Housing Rehab/Reconstruct 2B Increase Homeownership Opportunities 2C Increase Affordable Rental Housing Opportunities 3A Provide Supportive Services LMI/Special Needs
	Needs Addressed	Expand & Improve Public Infrastructure/Facilities Provide Affordable Housing Opportunities Public Service Programs for LMI & Special Needs
	Funding	CDBG: \$439,061
	Description	Expand public infrastructure and facilities through activities for LMI persons and households. Provide affordable housing opportunities.
	Target Date	9/30/2023
	Estimate the number and type of families that will benefit from the proposed activities	City Residents
	Location Description	Citywide/Administrative
	Planned Activities	Administration
6	Project Name	HOME Administration
	Target Area	Citywide/Administrative
	Goals Supported	2A Provide Owner Occupied Housing Rehab/Reconstruct 2B Increase Homeownership Opportunities 2C Increase Affordable Rental Housing Opportunities
	Needs Addressed	Provide Affordable Housing Opportunities
	Funding	HOME: \$86,849
	Description	Provide affordable homeownership and rental opportunities
	Target Date	9/30/2023
	Estimate the number and type of families that will benefit from the proposed activities	City Residents
	Location Description	Citywide
	Planned Activities	Administration

7	Project Name	CDBG: Section 108 Repayment
	Target Area	Citywide/Administrative
	Goals Supported	1B Improve Access to Public Facilities
	Needs Addressed	Expand & Improve Public Infrastructure/Facilities
	Funding	CDBG: \$400,000
	Description	Expand & Improve Public Infrastructure/Facilities
	Target Date	9/30/2023
	Estimate the number and type of families that will benefit from the proposed activities	Irving Residents
	Location Description	Citywide
	Planned Activities	Section 108 Loan Repayment
8	Project Name	CDBG: Public Facilities
	Target Area	Citywide/Administrative
	Goals Supported	1B Improve Access to Public Facilities
	Needs Addressed	Expand & Improve Public Infrastructure/Facilities
	Funding	CDBG: \$253,246
	Description	Expand & Improve Public Infrastructure/Facilities such as Parks & Recreation, Library, and/or Domestic Violence Shelter
	Target Date	9/30/2023
	Estimate the number and type of families that will benefit from the proposed activities	5000
	Location Description	Citywide
	Planned Activities	Public Facilities Improvements
9	Project Name	HOME: Affordable Housing/First-Time Homebuyer
	Target Area	Citywide/Administrative

	Goals Supported	2A Provide Owner Occupied Housing Rehab/Reconstruct 2B Increase Homeownership Opportunities 2C Increase Affordable Rental Housing Opportunities
	Needs Addressed	Provide Affordable Housing Opportunities
	Funding	HOME: \$281,636
	Description	Down Payment Assistance for First-Time Homebuyers. Provide home ownership opportunities. Rehabilitation and/or construction of affordable housing.
	Target Date	9/30/2023
	Estimate the number and type of families that will benefit from the proposed activities	Three (3) moderate income families
	Location Description	Citywide
	Planned Activities	First-Time Homebuyer down payment assistance, rehabilitation and/or construction of affordable housing
10	Project Name	CDBG: Public Services
	Target Area	Citywide/Administrative
	Goals Supported	3A Provide Supportive Services LMI/Special Needs 5A Provide Homeless Prevention Services
	Needs Addressed	Public Service Programs for LMI & Special Needs
	Funding	CDBG: \$293,000
	Description	Provide vital services for low to moderate income households and special needs populations.
	Target Date	9/30/2023
	Estimate the number and type of families that will benefit from the proposed activities	361 low to moderate income/special needs households.
	Location Description	Citywide
	Planned Activities	Services for Low Income and Special Needs Populations that includes Case Management Services, Emergency Assistance programs, behavioral Intervention, Meals on Wheels, Encompass Program, and Education Services.

11	Project Name	ESG: Homeless Housing and Services
	Target Area	Citywide
	Goals Supported	3A Provide Supportive Services LMI/Special Needs 5A Provide Homeless Prevention Services 5B Provide Shelter Services 5C Provide Assistance for Rapid Re-Housing 5D Homeless Management Information System (HMIS)
	Needs Addressed	Public Service Programs for LMI & Special Needs Homeless Activities
	Funding	ESG: \$195,264
	Description	Provide homeless prevention services and rapid re-housing.
	Target Date	9/30/2023
	Estimate the number and type of families that will benefit from the proposed activities	155
	Location Description	Citywide Low-Mod Census Tract Areas
	Planned Activities	Administration, HMIS, Homeless Prevention Services, Rapid Re-housing, Shelter Operations, Supportive Services.

AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

The target areas in the City are the low/mod Census Tracts which have the highest levels of poverty.

Many of these Tracts are in South Irving, south of Highway 183.

Geographic Distribution

Target Area	Percentage of Funds
Citywide/Administrative	100

Table 8 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

The proposed allocation of funds is based on federal funding requirements for each formula-allocated grant. Areas of low- to moderate-income concentration and certain areas of high minority concentration are targeted. Areas of low homeownership and deteriorating housing conditions were also considered in the targeting process. The City will target the majority of its resources in small geographic areas in order to make a visible, measurable impact.

Discussion

The distribution of funds by target area is projected to be primarily citywide due to use of funds for administrative, non-profit support, and individual benefit-oriented programmatic uses of the funds. The remaining funds are estimated to be spread through smaller target areas.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

The most important impediment to affordable housing revolves around the lack of Federal and State resources for affordable housing initiatives. The lack of programs and resources to reduce excessive rent or mortgage burdens to qualified persons is a key factor. Another barrier to affordable housing in Irving is the high cost of housing created by high land costs and a demand for housing, both existing and new, which exceeds the current supply. Irving is perceived as a desirable place to live and has experienced growth in terms of both businesses that wish to operate there and in terms of people who wish to reside there.

One Year Goals for the Number of Households to be Supported	
Homeless	18
Non-Homeless	17
Special-Needs	0
Total	35

Table 9 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	35
The Production of New Units	6
Rehab of Existing Units	6
Acquisition of Existing Units	3
Total	50

Table 10 - One Year Goals for Affordable Housing by Support Type

Discussion

Down Payment Assistance (DPA) – Due to the current housing markets with high sales prices being very high and the lack of housing stock, the goal of the department is to assist a minimum of 3 families in becoming homeowners. Assistance is provided in the form of a deferred forgivable loan, a portion of which is forgiven for each year of client compliance with the lien monitoring requirements during the affordability period (up to 20 years). The program offers down payment and closing cost assistance up to \$50,000 for eligible applicants below 80% of median income for the purchase of existing homes or purchase of newly constructed homes. The Housing and Redevelopment Division has selected the recapture method of ensuring affordability. Should the client not meet the requirements of the HOME grant agreement or if the property changes ownership during the affordability period, the remaining

amount of the lien is repaid to the City of Irving for future use in DPA programs.

Minority Outreach – The City of Irving, through its Affordable Housing programs, carries out different outreach initiatives focusing on its DPA clients. By far, the largest minority population in Irving is the Hispanic population, and the department specifically targets outreach to the Hispanic population, specifically in the southern sector of Irving. Many of the contractors used by the City of Irving are certified as Minority and Women Owned Businesses, and most of the preferred contractors and lenders are minority-owned, whether certified or not. Lenders are required to have at least one loan officer or loan processor that is bilingual (Spanish preferred) and to have experience with first time homebuyers. Due to the high percentage of Hispanics that apply to the DPA program, about 40-50% of the participating real estate agents, private inspectors, and insurance agents speak Spanish, and most of them are Hispanics.

Home Rehabilitation – Much of the affordable housing stock in Irving is in need of rehabilitation assistance. The purpose of Irving’s Home Rehabilitation Program is to repair and preserve single family housing in Irving, thereby contributing to neighborhood revitalization and stability. Deferred forgivable loans and low interest rate loans are offered to homeowners for rehabilitation activities exceeding \$5,000. The City of Irving proposes to repair 6 homes through this program in Fiscal Year 2022-23. Homeowners are eligible for \$5,000-\$50,000 in assistance, depending on need and feasibility of repairs. Repair programs are funded through CDBG and will be allocated to the following programs: Emergency Repairs, Homeowner Accessibility, HVAC repair and replacement, Exterior Improvement, and Major Systems Repair. If homes are deemed infeasible to repair due to overall condition and cost reasonability, applicants may be able to use the HOME-funded Home Reconstruction program. Reconstruction generally means the demolishing and rebuilding of a structure on the same site in substantially the same manner. Irving targets assistance under the Home Rehabilitation program to senior citizens. Senior citizens are eligible for deferred forgivable loans with no monthly loan payments.

Due to the Pandemic and the hurricane season, material prices have increased tremendously. This has made an impact on the amount of rehabilitation we can provide on a unit.

With the City of Irving having a lack of housing stock that is affordable, the city will be trying to work with developers to either reconstruct or rehabilitate existing single family or multi-family units to increase units that are affordable.

AP-60 Public Housing – 91.220(h)

Introduction

The City of Irving does not administer a local program that accepts Project-Based Section 8 Vouchers or Housing Choice Vouchers (HCV). Residents who are in need of affordable publicly supported housing may apply for HCV vouchers through the Dallas Housing Authority, Fort Worth Housing, Grand Prairie Housing, and Arlington Housing Authority. Families may also apply for Section 8 through the Dallas County Housing Agency, Dallas Housing Authority and Fort Worth Housing Solutions Referrals are directed from City of Irving's Housing and Redevelopment Division to these agencies.

Actions planned during the next year to address the needs to public housing

N/A

Actions to encourage public housing residents to become more involved in management and participate in homeownership

N/A

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance

N/A

Discussion

N/A

AP-65 Homeless and Other Special Needs Activities – 91.220(i)

Introduction

The City of Irving is the recipient of funds under the Emergency Solutions Grant. These funds allow the City of Irving to provide emergency assistance as well as rental assistance and in-house case management to ensure efficient client transition from homelessness to self-sustainability. The City of Irving continues to partner with the Continuum of Care to provide a coordinated approach to address the needs of the homeless.

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including:

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The Irving Community Action Network serves as the local Poverty and Homeless Coalition, which is charged with identifying gaps in the provision of services to homeless and near homeless Irving residents and in creating efficiencies between service providers to reduce these gaps. Additionally, ICAN provides a consolidated school supply drive for very low-income students, at which event the families are provided with wrap-around social services. ICAN provides a community-based solution forum for social services issues in Irving.

Addressing the emergency shelter and transitional housing needs of homeless persons

Because Irving does not have a traditional emergency homeless shelter, the Planning and Community Development staff has created a network of local service providers, located donors for hotel/motel stays.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again.

Grant funds will be used to make the transition from homelessness by the following: 1) providing transitional housing for women and children who are victims of domestic violence; 2) funding agencies that provide social services to persons who are homeless or are at risk of homelessness; 3) rapid re-housing for those persons leaving shelters or street homelessness and transitioning into permanent housing; 4) serving as a coordinated access point for documentation of prioritization (DOPS) for the CoC coordinated system of homeless assistance; 5) funding of social services programs to provide self-sufficiency building wrap-around services such as counseling, mental health services, job training, and

case management.

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Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs.

As mentioned above, the City of Irving has undertaken significant efforts to help extremely low-income households from becoming homeless. ESG is designed to be one of the first steps in a continuum, of assistance to prevent homelessness and to enable homeless individuals and families to achieve self-sufficiency. Additionally, the City of Irving considers homelessness prevention a high funding priority and allocates CDBG Public Services funds accordingly.

While there is no formal discharge policy for the Irving community, the City of Irving works closely with discharging institutions to determine optimal housing options and to connect clients with available services. The Housing and Redevelopment Division has recently collaborated with the Municipal Court Judge and the Irving Family Advocacy Center to coordinate outreach services to persons in the municipal jail who claim homelessness. This effort strives to reduce recidivism in the jail system, increase client access to mental health services, and encourages moving incarcerated homeless persons into housing.

The Behavioral Health Leadership Team will also be addressing discharge issues.

Discussion

Overall, the City of Irving takes its responsibility to assist its homeless or near homeless residents very seriously. It is a high Consolidated Plan priority, and funding allocations reflect this prioritization.

DRAFT

AP-75 Barriers to affordable housing – 91.220(j)

Introduction:

Data and experience from the Housing and Redevelopment Division programs reveals barriers that impact the ability of low-income households to purchase homes including poor credit histories, limited understanding of the “purchasing process”, and a lack of affordable housing units in Irving.

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

To address these barriers to affordable housing and home ownership, the City proposes the following actions:

- Continue to pursue the acquisition of vacant lots suitable for infill housing.
- Partner to provide mandatory home ownership education class for eligible applicants.
- Seek development opportunities in areas of opportunity and invest in rehabilitation of older housing stock in low-income areas to increase the supply of decent affordable housing.
- Provide for one-on-one mortgage qualification including debt reduction, monthly budgeting, credit counseling, and mortgage loan counseling
- Foster strong partnerships with local for-profit and non-profit organizations to build quality affordable housing units

Discussion:

Please see the preceding response.

AP-85 Other Actions – 91.220(k)

Introduction:

To address these barriers to affordable housing and home ownership, the City proposes the following actions:

- Continue using the City’s surplus property, when available, for the development of new housing units
- Continue to pursue the acquisition of vacant lots suitable for infill housing
- Continue to require mandatory home ownership education class for eligible applicants.
- Provide for one-on-one mortgage qualification including debt reduction, monthly budgeting, credit counseling, and mortgage loan counseling and foster strong partnerships with local for-profit and non-profit organizations to build quality affordable housing units
- Research and partner with developers to increase affordable housing units
- Continue to partner with CHDOs for programs to increase affordable housing
- Increase outreach within the community to promote programs

Actions planned to address obstacles to meeting underserved needs

The greatest challenge to meeting underserved needs in the coming year will be meeting the increased need for program activities with a limited amount of funding. To overcome this significant challenge the City will work more efficiently, seek a greater level of collaboration with other agencies and organizations, and aggressively seek opportunities to leverage funds.

Actions planned to foster and maintain affordable housing

The City places great emphasis upon seeing that decent, safe affordable housing is available for low-income residents to the extent possible. The City also believes that rehabilitation of both rental and owner housing units is a High priority, as these efforts keep people in affordable housing and, especially for extremely low-income and elderly homeowners, may serve to prevent homelessness. Homeless activities, ranging from providing emergency shelter to preventing homelessness receive a High priority. Thus, the City will focus on multiple efforts including rental assistance, rental acquisition and rehabilitation, new rental construction, as well as homeowner repair to provide affordable housing and in many instances prevent homelessness. In addition, the City provides funding opportunities to Community Housing Development Organizations (CHDOs) and developers for affordable housing projects that include but are not limited to the development of mix-income multi-family properties and single-family homes (attached

and detached properties) available for low to moderate income renters and buyers.

Actions planned to reduce lead-based paint hazards

Since inception of the CDBG program, all homes older than 1978 scheduled for rehabilitation activities receive lead-based paint testing to determine the extent of lead hazards. Lead was found mostly in small amounts such as frames on the doors and was usually on the exterior of the house. All of the lead that was found was addressed by interim controls and abatement through covering and/or painting.

The City will also continue the tasks to the following steps this program year to meet lead-based paint requirements including:

- continued distribution of the “Protect Your Family From Lead in Your Home” pamphlet to homeowners receiving housing rehabilitation services or homebuyer assistance
- continued identification of potential lead hazards for all houses which were built before 1978 which receive HUD-funded rehabilitation/homebuyer assistance
- continued treatment of lead hazards on HUD funded rehabilitation projects as mandated by HUD, the Environmental Protection Agency (EPA) and Texas Department of Health (TDH) regulations and requirements
- continued provision of lead-based paint training for participating contractors and nonprofit organizations in preparation for state-required examinations, to ensure that sub-recipient and contractor activities are fully in compliance
- continued provision of lead-based paint certification for workers and supervisors working on grant-funded projects which require lead-based paint reduction activities.

Actions planned to reduce the number of poverty-level families

As noted above, the City’s anti-poverty strategy is part of a coordinated effort to create jobs and improve the local economy. CDBG provides the core funding for critical basic needs including health, childcare, housing, and transportation because the creation of economic opportunities is not an isolated solution to alleviating poverty. The City works with community partners to identify educational, life skills and training needs and provide opportunities for self-empowerment that will enable low- and moderate-income residents to become and continue to be self-sufficient and economically independent. These programs have an immediate impact on primary needs of the low-income population and the causes of poverty.

Actions planned to develop institutional structure

The City has identified gaps in institutional structure for implementing the Consolidated Plan and ways to enhance coordination among housing agencies and social service providers. These gaps included a

lack of sufficient resources, limited coordination between service providers, and the difficulty of social services agencies in obtaining Irving specific data as noted in AP-10, the City has been proactive in addressing these gaps and undertaken a number of specific actions to overcome these gaps. In particular, the City has enhanced focus on the Irving Community Action Network to increase agency coordination and cooperation, continued participation in Continuum of Care and membership groups, increased partnership in city sponsored and neighborhood sponsored events, continued to enhance partnership between the Housing and Redevelopment Division, other City of Irving departments, and social services agencies for comprehensive problem solving for neighborhood revitalization, continued provision of technical assistance in the form of training and one-on-one assistance to local housing and non-profit organizations to increase organizational capacity, continued the Services to Empower People (STEP) program (a partnership between the City of Irving and local faith-based organizations to provide a community response to the needs of the near-homeless), continued support of Community Housing Development Organizations and for-profit developers in the construction of affordable single family housing, continued partnership with the City' Corporate Communications Department to develop Neighborhood Associations in areas of redevelopment activities, continued partnership with the City' Code Enforcement Department to provide assistance to low- and moderate-income homeowners faced with citations for code compliance, continued facilitation of the Poverty and Homeless Coalition in developing plans to address the needs of at-risk populations (homeless, domestic violence victims, crisis poverty populations and the elderly). The City has also added a Community Outreach Coordinator position to aid in the facilitation of partnerships with community organization and strengthening institutional structure.

Actions planned to enhance coordination between public and private housing and social service agencies

The Housing and Redevelopment Division continues its efforts to collaborate with other city and county departments to increase the range of services and benefits for Irving residents. Specific Housing and Redevelopment strategies include neighborhood revitalization and sustaining and diversifying housing initiatives that promote home ownership. The Division meets regularly and coordinates with the Continuum of Care and to expand services, and with non-profit service providers, faith-based organizations, educational institutions, city departments, and other agencies and organizations to ensure that the needs of the community are addressed. The City serves as a conduit to enable non-profits and faith-based organization to stay abreast of the training and conferences being offered that will enhance the delivery of their services. The City will continue to strengthen existing relationships and build new relationships with private and public organizations, community service agencies, neighborhood associations, and the faith-based community, and attend meetings of other organizations promoting community development.

Discussion:

Please see the preceding discussions.

DRAFT

Program Specific Requirements

AP-90 Program Specific Requirements – 91.220(I)(1,2,4)

Introduction:

The City of Irving solicits proposals for CDBG public services under a Notice of Funding Availability (NOFA), which lists estimated funding, project specifications, and applicable requirements. The NOFA is published on the City of Irving website, in the newspaper of record, and is pushed out to interested parties through social media and email listservs. The Housing and Human Services Board interviews applicants and makes recommendations for funding. Funds are approved by the City Council, subject to citizen participation requirements as outlined in Irving’s Consolidated Plan.

The City of Irving does not target HOME assistance to any particular beneficiary beyond meeting income and program eligibility requirements. The City of Irving does not discriminate in its assistance of clients and encourages CHDOS to affirmatively market available units to historically underserved populations.

The City of Irving accepts eligible applicants for the DPA program on a first-come, first-served basis. Currently there is no waiting list; therefore, assistance is provided to eligible applicants as they successfully move through the home buying process.

The City of Irving accepts eligible application for the Home Rehabilitation program on a first-come, first-served basis, with the exception of Emergency Repairs. Should a resident request assistance for an emergency situation through the Emergency Repair program, that application will take precedence over any pending Home Rehabilitation program applications.

Rapid Re-Housing program participants are selected from the Continuum of Care Priority list, when applicable and are subject to eligibility requirements shown in the policies and procedures.

Community Development Block Grant Program (CDBG) Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

- | | |
|--|---|
| 1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed | 0 |
| 2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan. | 0 |
| 3. The amount of surplus funds from urban renewal settlements | 0 |

4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	0

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	100.00%

**HOME Investment Partnership Program (HOME)
Reference 24 CFR 91.220(l)(2)**

- 1. A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:**

N/A

- 2. A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:**

The Housing and Redevelopment Division has selected the recapture method of ensuring affordability. In general, policies require that the applicant agree, for a minimum of five to twenty years following the purchase of the property, to continuously use that residence as the principal residence. The Housing and Redevelopment Division monitors compliance with this requirement, as well as homeowner status with regard to insurance and taxes, annually. HOME assistance for the purchase of a new home will be in the amount not to exceed \$50,000. Assistance for closing cost on a new home is up to \$7,000.

The City of Irving offers assistance for the purchase of new and existing homes. The City of Irving provides down payment, closing cost, and buy-down assistance to eligible homebuyer assistance applicants. Assistance is provided in the form of a deferred forgivable loan with a lien in accordance with the following: 1) a loan in an amount up to \$10,000 requires a five year lien period; 2) a loan in an amount above \$10,000 but less than or equal to \$15,000 requires a ten year lien period; 3) a loan above \$15,000 but less than or equal to \$40,000 requires a fifteen year lien period; and a loan above

\$40,000 requires a twenty year lien period. Liens are forgiven proportionately on an annual basis, and a City of Irving DPA lien must be in first or second position.

HOME assistance for the purchase of an existing home will be in an amount not to exceed \$50,000. Purchasers of existing homes may receive assistance for down payment, closing costs up to \$5,000 (subject to Housing and Redevelopment Division approval), and mortgage buy-downs (approved on a case-by-case basis and according to client need).

A person purchasing a home through the DPA program must adhere to the following policies regarding the fulfillment of his or her lien agreement: 1) the applicant must, for a minimum of the affordability period following his or her purchase of property, continuously use the residence located on the property as the applicant's principal residence. The applicant will, on an annual basis, execute such certifications as the City of Irving may require confirmation of the applicant's compliance with this requirement. Please see the City's Resale and Recapture policies which discuss affordability requirements, recapture provisions, and other associated requirements.

The City of Irving chooses a more restrictive affordability period to encourage neighborhood stability. Properties assisted with HOME funds will be sold to HUD eligible homebuyers through the city's HOME funded DPA program are required to apply and qualify for the city's DPA program, whether they are purchasing CHDO properties constructed with HOME funds and/or existing homes. While the DPA program funds are budgeted in prior year allocations, the City of Irving will continue to use the recapture method of DPA funds.

3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows:

The City's Homebuyer Down Payment Assistance Program guidelines specifically address the policy that applicants must adhere to with respect to the fulfillment of their lien.

(A) The applicant agrees, for a minimum of the affordability period following their purchase of the property, to continuously use the residence located on the property as the applicant's principal residence. Applicant agrees that the applicant will, on an annual basis, execute such certifications as the city may require confirmation of the applicant's compliance.

(B) Applicant understands and agrees that if: (i) Applicant sells the property within the affordability period and such purchaser does not meet the requirements of 24 C.F.R. 92.254; or (ii) Applicant fails to continuously use the residence located on the Property as Applicant's principal residence for the entire affordability period; or (iii) Applicant fails to honor any of its other obligations to the City; collectively, Defaults; that Applicant, the City's option, is required to repay the Down Payment Loan Amount, either immediately or in monthly installments in an amount necessary to fully amortize the outstanding Down Payment Loan Amount. In the event of Default, the Down Payment Loan Amount

to be repaid shall be the difference between the Down Payment Loan Amount and any forgiven portion of the loan.

4. ***Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:***

Not Applicable

**Emergency Solutions Grant (ESG)
Reference 91.220(l)(4)**

Include written standards for providing ESG assistance (may include as attachment)

The City of Irving has long been a partner with the Dallas City & County/Irving Continuum of Care and participates in monthly meetings, application processes, task forces, and HMIS processes. For the development of the new ESG program, the City of Irving participated in collaborative effort between members of entitlement communities (those entities directly receiving funds from the U.S. Department of Housing and Urban Development (HUD), Metro Dallas Homeless Alliance personnel (MDHA administrators of the Dallas Area/Irving Continuum of Care), and other area service providers. The City of Irving participates in the HMIS plan, as developed through consultation with other entities and MDHA, the administrator of the HMIS system. Written standards include the following:

- submission of application
 - the initial prescreening process in which client provides information regarding hardship
 - assessment of factors, such as type of hardship, income, and delinquent rent
 - submission of required documentation
 - reviewing accuracy of documentation and eligibility
1. ***If the Continuum of Care has established centralized or coordinated assessment system that meets HUD requirements, describe that centralized or coordinated assessment system. The Dallas City & County/Irving Continuum of Care has implemented a coordinated access system amongst all its participating agencies.***

A universal access form has been deployed throughout the organization and will undergo additional phases of review and development to ensure its usefulness. The Continuum of Care transitioned to a new HMIS software system within the last year and are providing process improvement from user feedback.

2. ***Identify the process for making sub-awards and describe how the ESG allocation available to private nonprofit organizations (including community and faith-based organizations).***

The City of Irving solicits proposals for ESG public services under a Notice of Funding Availability (NOFA), which lists estimated funding, project specifications, and applicable requirements. The NOFA is published on the City of Irving website, in the newspaper of record, and is pushed out to interested parties through social media and email listservs. The Housing and Human Services Board interviews applicants and makes recommendations for funding. Funds are approved by the City Council, subject to citizen participation requirements as outlined in Irving's Consolidated Plan.

- 3. *If the jurisdiction is unable to meet the homeless participation requirement in 24 CFR 576.405(a), the jurisdiction must specify its plan for reaching out to and consulting with homeless or formerly homeless individuals in considering policies and funding decisions regarding facilities and services funded under ESG.***

The City will collaborate with the Continuum of Care in order to meet the homeless participation requirement. Many of the agencies participating in the homeless programs have trained staff or volunteers that will meet this requirement.

- 4. *Describe performance standards for evaluating ESG.***

The City of Irving evaluates ESG based off the performance standards provided by the Continuum of Care that are established by HUD. All data is collected within HMIS and provided to CoC and HUD through the SAGE system. These performance standards are also passed on to our sub-recipients to ensure that the standard is being met within our community.

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