

C
A
P
E
R

Fiscal Year 2008 Consolidated Annual Performance Evaluation Report



Eastgate HOPE VI • 122 units of Affordable Housing • \$2.5 million in CDBG funding • September 2008





Page intentionally left blank.

Notice of Non-Discrimination

In accordance with the D.C. Human Rights Act of 1977, as amended, D.C. Official Code Section 2-1401.01 et seq., (Act) the District of Columbia does not discriminate on the basis of actual or perceived: race, color, religion, national origin, sex, age, marital status, personal appearance, sexual orientation, gender identity or expression, familial status, family responsibilities, matriculation, political affiliation, genetic information, disability, source of income, status as a victim of an intrafamily offense, or place of residence or business. Sexual harassment is a form of sex discrimination which is prohibited by the Act. In addition, harassment based on any of the above protected categories is prohibited by the Act. Discrimination in violation of the Act will not be tolerated. Violators will be subject to disciplinary action.



Page intentionally left blank.



TABLE OF CONTENTS

FY2008 CAPER

EXECUTIVE SUMMARY	1
A. Assessment of the Five-Year Goals and Objectives	4
B. Affirmatively Furthering Fair Housing	7
Actions Taken to Affirmatively Further Fair Housing	7
Affirmative Marketing.....	8
Language Access Act	8
Impediments Identified in the Analysis	9
Efforts to Remove Barriers to Affordable Housing.....	10
C. Affordable Housing.....	12
Specific Housing Goals and Objectives.....	12
Section 215 Housing Opportunities.....	14
Efforts to Address Worse Case Needs.....	14
Non-Homeless Special Needs Population	15
D. Continuum of Care.....	16
Actions Taken to Address Homeless Needs	16
Actions Taken to Prevent Homelessness	17
E. Other Actions	18
Address Obstacles to Meeting Under-Served Needs.....	19
Foster and Maintain Affordable Housing	19
Eliminate Barriers to Affordable Housing.....	20
Institutional Structure and Coordination.....	20
Improve Public Housing and Resident Initiatives	20
Evaluate and Reduce Lead-based Paint Hazards	22
Compliance with Program and Comprehensive Planning Requirements	25
Antipoverty Strategy	26
Neighborhood Revitalization Strategies	27
Section 3	29
F. Leveraging Resources.....	31
Matching Funds.....	31
G. Citizen Comment.....	32
H. Self Evaluation	35
I. Monitoring and Compliance	38
Community Housing Development Organizations (CHDOs).....	38
Community-Based Organizations (CBOs)	38
Status of Grant Programs.....	38
J. CDBG Program and Use of Funds	39
Changes in Program Objectives	40
K. HOME Program and Use of Funds	41
HOME Match Requirement	41
HOME MBE and WBE Report.....	42
L. HOPWA Program and Use of Funds	44
M. ESG Program and Use of Funds	46
Distribution of Funds by Goals	46
ESG Matching Funds	48
Method of Distribution	49



Activity and Beneficiary Data.....	50
Appendix A Development Finance Division FY2008 Funded Activities	54
Appendix B Residential Community Services FY2008 Funded Activities.....	68
Appendix C Income Levels	80
Appendix D Map of Funded Projects in FY2008.....	81
Appendix E Public Notice.....	82
Appendix F HOME Match Report.....	83
Appendix G Map of Geographic Target Areas.....	86
Appendix H HOPWA FY2008 CAPER.....	87
Appendix I IDIS Reports.....	122

TABLES

Table 1: Summary of Accomplishments, FY2008	2
Table 2: Outcome Performance Measurements (FY06 – FY10)	5
Table 3: Summary of Specific FY2008 Objectives	13
Table 4: Georgia Avenue NRSA Performance Data	28
Table 5: Carver, Langston, Ivy City, Trinidad NRSA Performance Data.....	29
Table 6: FY2008 CDBG Program (CD-29) Budget	39
Table 7: FY2008 HOME Program Budget	41
Table 8: FY2008 Housing for Persons With AIDS Program EMSA-Wide Budget	44
Table 9: Summary of Specific HOPWA Objectives for FY2008	44
Table 10: Summary of Specific Homeless Objectives for FY2008	46
Table 11: ESG Program Expense, FY2008.....	46
Table 12: Local ESG Match Expenditures for 2008.....	49
Table 13: 2008 Continuum of Care Project Priorities.....	50



ABBREVIATIONS

ADAP	AIDS Drug Assistance Program
ADDI	American Dream Down-payment Initiative
AFHMP	Affirmative Fair Housing Marketing Plan
AHPP	Administration for HIV Policy and Programs
AI	Analysis of Impediments to Fair Housing Choice
AMI	Area Median Income
CAPER	Consolidated Annual Performance Evaluation Report
CBDOs	Community-Based Development Organizations
CDBG	Community Development Block Grant
CDC	Centers for Disease Control
CHDO	Community Housing Development Organization
CIP	Capital Improvement Program
CPP	Citizen Participation Plan
DCHA	D.C. Housing Authority
DCRA	Department of Consumer and Regulatory Affairs
DFD	DHCD's Development Finance Division
DHCD	Department of Housing and Community Development
DHS	Department of Human Services
DMPED	Deputy Mayor for Planning and Economic Development
DOES	Department of Employment Services
DOH	Department of Health
EAHP	Employer Assisted Housing Program
EMSA	Eligible Metropolitan Statistical Area
ESG	Emergency Shelter Grant
FHIP	Fair Housing Initiatives Program
FRPAP	First Right Purchase Assistance Program
FY2008	Fiscal Year 2008
HAA	HIV/AIDS Administration
HAP	Homeownership Assistance Program
HCVP	Housing Choice Voucher Program
HDS	Housing Development Software
HoDIF	Home Ownership Developers Incentive Fund
HoFEDD	Housing Finance for the Elderly, Dependent, and Disabled
HOME	HOME Investment Partnerships Program
HOPWA	Housing Opportunities for Persons with AIDS
HPAP	Home Purchase Assistance Program
HPTF	Housing Production Trust Fund
HQS	Housing Quality Standards
HUD	U.S. Department of Housing and Urban Development
IDIS	Integrated Disbursement and Information System
LAHDO	Land Acquisition and Housing Development Organization
LBP	Lead-Based Paint
LIHTC	Low-Income Housing Tax Credit
LISC	Local Initiatives Support Corporation
LSDBEs	Local, Small, and Disadvantaged Business Enterprises
LSW	Lead Safe Washington
NCRC	National Capitol Revitalization Corporation
NIF	Neighborhood Investment Fund Target Areas
NOFA	Notice of Funding Availability
NRSAs	Neighborhood Revitalization Strategy Areas



OLBD	Office of Local Business Development
OPM	DHCD's Office of Program Monitoring
OSC	DHCD's Office of Strategy and Communications
P.A.R.T.	Pre-Apprenticeship Readiness Training
RCS	DHCD's Residential and Community Services Division
RFA	Request for Applications
RFP	Request for Proposals
RHPAP	RLARC Home Purchase Assistance Program
SAFI	Site Acquisition Funding Initiative
SFRRP	Single Family Residential Rehabilitation Program
TBRA	Tenant Based Rental Assistance
TPTAP	Tenant Purchase Technical Assistance Program
URA	Uniform Relocation Act
WASA	Waster and Sewer Authority
WIC	Workforce Investment Council



EXECUTIVE SUMMARY

The FY2008 Consolidated Annual Performance and Evaluation Report (CAPER) is a summary of the accomplishments under the District of Columbia's FY2008 Annual Action Plan during Program year 2007. The FY2008 CAPER consists of narrative statements which explain the progress made in carrying out the activities and achieving the objectives and priorities set forth in the FY2008 Annual Action Plan. It also describes the methods used to comply with federal regulations. Appendices with tables and reports supply additional details about the use of federal entitlement funding for the District of Columbia. All of this information serves to document the significant amount of work contributed by the Department of Housing and Community Development (DHCD) and community partners in an effort to carry out the priorities of the Consolidated Plan.

The CAPER is submitted in accordance with regulations governing Consolidated Submissions for Community Planning and Development Programs (24 CFR 91.520) and Consolidated Annual Performance and Evaluation Reporting requirements as directed by the U.S. Department of Housing and Urban Development (HUD). The purpose is to report on DHCD's use of federal entitlement funding allocated from HUD. The federal entitlement funding sources are the Community Development Block Grant (CDBG), the HOME Investment Partnerships Program (HOME), the Emergency Shelter Grant (ESG), and the Housing Opportunities for Persons with AIDS Grant (HOPWA). DHCD has been designated by the District of Columbia to receive and administer the entitlement funds allocated through the Consolidated Plan. However, the HOPWA grant goes directly to, and was administered by, the HIV/AIDS Administration of the D.C. Department of Health (DOH).

Fiscal Year 2008 Federal Funding:

Community Development Block Grant (CDBG) Allocation	\$18,767,297
CDBG Program Income	\$13,679,866
HOME Investment Partnership (HOME) Allocation	\$8,731,505
Home Program Income	\$3,739,760
Emergency Shelter Grant (ESG) Allocation	\$831,246
Housing Opportunities for Persons with AIDS	<u>\$11,118,000</u>
Total:	\$56,867,674

Fiscal Year 2008 Actual Expenditures:

Community Development Block Grant (CDBG) Allocation	\$48,118,569
HOME Investment Partnership (HOME) Allocation	\$14,262,590
Emergency Shelter Grant (ESG) Allocation	\$594,958
Housing Opportunities for Persons with AIDS	<u>\$13,467,627</u>
Total:	\$76,443,744

Table 1 is a summary of DHCD's accomplishments relative to the objectives and priorities set forth in the 2008 Annual Action Plan.

**Table 1: Summary of Accomplishments, FY2008**

Total affordable housing units funded	3,138	Number of technical assistance services provided to small businesses	3,106
Total special needs housing units funded	373	Total affordable housing units rehabilitated	1,990
Total new ownership units and households funded	1,212	Number of loans or grants by the Single Family Rehab Program	142
Number of first-time homebuyers funded by the Home Purchase Assistance Program (HPAP)	508	First Right Purchase Assistance Program (Tenant Purchase) units funded	292
Comprehensive housing counseling	17,338	Number of storefront façades improved	45

Other accomplishments in FY2008 include the following:

- In response to comments provided during public hearings, the Department continued to give priority, in our funding process, to the special needs population which includes seniors, individuals and families who are homeless, people with disabilities, and people living with HIV/AIDS. DHCD established a formal partnership with the Department of Mental Health has resulted in the identification of 107 out of a targeted 300 units for DMH Consumers over a two-year period. DHCD accelerated coordination with the Department of Human Services and participated in the development of a Permanent Supportive Housing Plan for the District of Columbia.
- By implementing certain improvements, the Department achieved its most productive year with respect to affordable housing finance, structuring and closing over 40 transactions that will result in 2,233 units. Many of these transactions represented projects that had lingered in the Department's pipeline over several years. These financed housing units represent the leveraging of \$3.60 in private funding for every \$1.00 of local and federal funding.
- DHCD held 35 informational sessions and workshops designed to educate constituents about the mission of the Department and the programs and services offered. At these workshops, attendees heard about the Department first-hand from its leadership and asked questions about programs and services.
- Through DHCD's façade improvement program, the Latino Economic Development Corporation completed the first phase of façade improvements for commercial properties along 14th Street between Monroe and Shepherd Streets (Wards 1 and 4). Twenty-two business facades were enhanced.
- In partnership with HUD, DHCD furthered the DC Section 3 Demonstration Program, hiring a Section 3 Coordinator and implementing a Section 3 Business Concern certification program and compliance policy for loan and grant recipients. DHCD also conducted several trainings for the development community on Section 3 compliance.
- Compliance with green building standards is now an integral part of eligibility review for projects greater than 10,000 SF, which are publicly financed for 15% or more of total project costs. As of FY2008, all proposals without the required features are not eligible for underwriting. DHCD partnered with DC Green Communities Initiative to offer funding for



nonprofits to conduct integrated design charrettes. DHCD also serves on the DC Government's Green Team and on the Green Building Advisory Council. Through an organized intra-agency “Green Building Knowledge Roundtable,” educational opportunities for enhancing employee awareness and sensitivity to the benefits of “green building” are identified and made available to interested staff on a monthly basis. For example, this year DHCD coordinated a field trip to the Solar Decathlon 2007 at the National Mall to view and interact with design teams of award-winning projects using energy efficient building materials.

Throughout 2008, DHCD continued to make considerable progress in meeting the need for affordable housing including homeownership and rental opportunities through the creation of new and rehabilitated units. The agency also met community development goals in the areas of neighborhood-based activities, crime prevention, youth programs, and housing counseling, in addition to developing and implementing the new Columbia Heights Small Business Assistance Program.



A. Assessment of the Five-Year Goals and Objectives

FY2008 marked the third year of the District of Columbia's current Consolidated Plan. The Five Year Consolidated Plan for Fiscal Year 2006 – 2010 includes specific objectives and priorities regarding Suitable Living Environment, Decent Housing and Economic Development activities to be achieved during the five-year period. These objectives and priorities, designed to assist persons of low- and moderate-income, are identified on a yearly basis in the five Annual Action Plans, and they include:

1. Creation and retention of affordable homeownership and rental housing through new production, preservation, and rehabilitation; comprehensive housing counseling; and eviction prevention and homeless assistance;
2. Expansion of homeownership through first-time homebuyer assistance, and assistance and counseling to convert rental properties to affordable homeownership; and
3. Support of neighborhood-based economic and community revitalization activities through business expansion and retention services.

In an effort to prioritize needs and efficiently allocate resources, DHCD collaborated with citizens, elected officials, public/private agencies, and nonprofit organizations to determine community development needs for FY2008. The main areas of need acknowledged were affordable housing, economic development, homelessness prevention, and social service goals for the District of Columbia. DHCD is pleased to report solid performance across all priority areas and specific objectives.

During FY2008, DHCD provided thousands of units of affordable housing; increased housing counseling and outreach services; expanded homeownership opportunities to the District's increasingly diverse populations; and contributed to economic and community revitalization. DHCD provided loans for down-payment and closing costs for 508 new first-time homeowners through our Home Purchase Assistance Program (HPAP). DHCD also converted 293 rental units into home ownership by assisting tenants in acquiring their rental units for condominium or co-op ownership under the District of Columbia's First Right to Purchase Assistance Program. DHCD assisted 142 single-family owner-occupants to remain in their homes by providing loans and grants for rehabilitation, including replacement of lead water pipes.

Over the past year, DHCD provided funding for the pre-development and construction of 3,138 affordable units for both multi-family and single-family developments. DHCD also provided housing counseling to 17,338 tenants, home buyers and new homeowners to increase access to housing and stable home ownership. With ESG funds, emergency assistance was provided to prevent 101 households, including 54 families and 47 individuals, from becoming homeless and provided overnight shelter for 115 families in a family shelter. Affordable housing construction projects spur neighborhood revitalization and local economic development. As part of our neighborhood investments over the past year, DHCD funded technical assistance for 3,106 small neighborhood businesses and completed construction on façade improvement projects for 45 small businesses.

The following Table 2 shows the District's progress from FY 2006 through 2010 in addressing the priorities set by the community.



A. Assessment of the Five-Year Goals and Objectives

Table 2: Outcome Performance Measurements (FY06 – FY10)

OBJECTIVE: SUITABLE LIVING ENVIRONMENT	Expected FY06	Actual FY06	Expected FY07	Actual FY07	Expected FY08	Actual FY08	Expected FY09	Actual FY09	Expected FY10	Actual FY10	5-Year Goal	5-Year Total	5-Year % of Total
Outcome: Availability/Accessibility													
Support homeless families.	55	103	45	76	60	115					300	294	98.00%
Promote home ownership through the reclamation of abandoned properties.	5	5	6	27	10	29					30	61	203.33%
Outcome: Sustainability													
Support retention and growth of local neighborhood businesses.	1500	1205	1500	3292	1500	3106					7500	7603	101.37%
Enhance function and apperance of business facilities to strengthen commercial corridors.	100	120	50	25	125	45					500	190	38.00%
Conduct program monitoring activities	60	90	68	73	70	71					300	234	78.00%



A. Assessment of the Five-Year Goals and Objectives

	Expected FY06	Actual FY06	Expected FY07	Actual FY07	Expected FY08	Actual FY08	Expected FY09	Actual FY09	Expected FY10	Actual FY10	5-Year Goal	5-Year Total	5-Year % of Total
OBJECTIVE: DECENT HOUSING													
Outcome: Availability/Accessibility													
Provide counseling to tenants in assisted housing with expiring subsidies, to prevent involuntary displacement.	1883	1637	3000	4782	1800	5371					8750	11790	134.74%
Provide housing information services to persons living with HIV/AIDS.	1450	2173	1850	5844	1850	6917					8500	14934	175.69%
Provide supportive services to HOPWA assisted housing	2000	3170	2098	3695	2000	4373					10000	11238	112.38%
Provide operating support to housing for persons living with HIV/AIDS.	30	38	478	305	400	221					2000	564	28.20%
Provide Comprehensive housing counseling services to low/moderate income households	7992	15528	15000	19079	15000	17338					55000	51945	94.45%
Outcome: Affordability													
Preserve and increase rental housing supply for low-moderate income, extremely low and very low-income residents.	1800	1402	1800	1526	1800	1990					9000	4918	54.64%
Increase supply of new single and multi-family ownership housing units.	200	1178	200	1247	200	305					1250	2730	218.40%
Support tenants through tenant organizations with first right to purchase assistance to convert rental units to ownership units.	1700	9657	1700	2688	1700	8170					10000	20515	205.15%
Increase homeownership opportunities for first time low-moderate income residents	240	278	250	513	450	508					1250	1299	103.92%
Preserve and Increase homeownership opportunities for very low and low-income residents who are HOME income eligible.	25	59	38	100	30	161					150	320	213.33%
Preserve existing homeownership through assistance with rehabilitation to code.	60	86	60	125	60	142					300	353	117.67%
Assist conversion of rental units to condominium / co-op ownership units.	150	691	150	149	250	282					1000	1122	112.20%
Prevent increases in homelessness	190	220	176	232	200	115					1000	567	56.70%
Provide TBRA rental subsidies to person with HIV/AIDS	739	563	817	616	790	749					3750	1928	51.41%
Provide short-term rental, mortgage and utility assistance to persons with AIDS.	600	996	500	386	500	428					2500	1810	72.40%



B. Affirmatively Furthering Fair Housing

As an entitlement jurisdiction and a recipient of federal funding through the U.S. Department of Housing and Urban Development (HUD), the District of Columbia must adhere to Section 808(e)(5) of the Fair Housing Act which provides for Affirmatively Further Fair Housing (AFFH). DHCD is the local entity responsible for implementing HUD's consolidated planning requirements and is equally committed to promoting fair housing choice for all residents of the District. Further, DHCD must conduct an Analysis of Impediments to Fair Housing Choice (AI) on a five-year interval as mandated by regulation. According to the HUD Fair Housing Planning Guide, an analysis of impediments to fair housing choice should include a comprehensive review of the District's "rules, regulations, business practices, administrative policies practices, and procedures, laws, legislation, and other factors created by the private and government sectors" which could directly or indirectly affect or create an impediment to "fair housing choice" in the District of Columbia. In addition, Section 104 of the Housing and Community Development Act of 1974 (24CFR Part 570.496(a) requires that each state to certify that it will *affirmatively further fair housing*.

Actions Taken to Affirmatively Further Fair Housing

Analysis of Impediments: To Affirmatively Further Fair Housing, the District is required to: (1) Conduct an analysis to identify impediments (AI) to fair housing choice within the jurisdiction; (2) take appropriate actions to overcome the adverse effects of any impediments identified through the analysis; and (3) maintain records reflecting the analysis and actions taken in this regard.

In December 2005, DHCD completed the most recent AI. This analysis looked at private and government sectors' actions, omissions, or decisions that may have an ultimate effect of restricting housing choice. The AI also provided recommendations for the District to combat the impediments noted. In 2007, DHCD added a supplement to the 2005 AI by providing further guidance on the implementation of recommendations thus assisting DHCD to increase fair housing choice among the city's residents, such as:

To create greater housing opportunities for person with disabilities.

- In October 2007, DHCD established an MOU with DMH to produce 300 affordable housing for DMH residents requiring mental health services over a two year period.
- In Spring 2008, DHCD partnered with DMH on a Special Needs RFP to produce supportive housing for the rehab of two properties owned by Department of Human Services.
- During FY2008, DHCD developed a policy to target 75% of the tax credits to special needs and demonstration projects by revising the LIHTC Qualified Allocation Plan (QAP) to focus on special needs populations and demonstration projects. The QAP has been published on the Department's website.

To partner with Community Based Organizations and other institutions to implement an integrated legal assistance, housing counseling and financial assistance program.

- DHCD met with a consortium of lenders and nonprofit intermediaries working to offer responsible and safe home financing products to lower income households.



B. Affirmatively Furthering Fair Housing

- DHCD surveyed all housing counseling agencies under service agreement to the Department in order to have the complete portfolio of foreclosure prevention services available to District homebuyers.
- DHCD worked with national organizations to ensure their low-/moderate-income services to homebuyers are fully accessible to District residents.
- DHCD met with the Department of Insurance, Securities, and Banking on that agency's roll-out of services to assist homeowners with potentially troubled mortgages.
- DHCD identified high interest first trust loans in its portfolio and proactively worked with these borrowers to avoid foreclosure. Names were forwarded to a housing counseling agency to contact and counsel homeowners, in an effort to prevent default.

Affirmative Marketing

As a recipient of HUD funding, DHCD follows HUD's regulations for the Affirmative Fair Housing Marketing Plan (AFHMP). DHCD has instituted and continues to enforce a certification process for all of its housing projects (new construction and rehabilitation) as well as acquisition. The certification process ensures compliance with federal and local laws and regulations and ensures that housing construction projects and programs are affirmatively marketed and accessible to all protected populations. The process of certifying projects and programs is educational to the subrecipient, as their knowledge of fair housing compliance is enhanced thereby affirmatively furthering fair housing.

DHCD aims to ensure that prospective buyers or tenants in the housing market area, regardless of their protected category -- racial or ethnic groups— are given an opportunity to be informed about prospective housing development(s) across the city and feel welcome to apply. Through the AFHMP, DHCD aims to (1) bring greater diversity to areas that have been subjected to housing discrimination based on the residents' protected class; and (2) inform about the availability of housing to persons not likely to apply for the housing without special outreach efforts due to (a) self or forced segregation, (b) linguistic isolation, (c) neighborhood racial or ethnic composition and patterns, (d) location, and (e) price of housing.

DHCD has also instituted a certification process for all its program and service grants. The certification process for programs, singular in the metropolitan area, ensures that non-housing activities associated with new construction and rehabilitation projects, and programs providing services also abide by the affirmative marketing principle. As such, DHCD requests completion of an 'Affirmative Marketing Plan (AMP)' certification form for those types of projects. For housing projects, the AFHMP certification is submitted with accompanying information on residential housing projects of five units or more, whether these are located in one parcel or a scattered multi-family project.

Language Access Act

The Language Access Act of 2004 (LAC) is designed to provide greater access and participation by Limited or No-English Proficiency (LEP/NEP) communities to public services, programs, and activities. The District's implementation and monitoring of the LAC supports the Fair Housing Act's affirmatively furthering fair housing by ensuring equal opportunity and accessibility of program and services to all District residents.



Since 2001, DHCD has partnered with both the Mayor's Office on Latino Affairs and the Mayor's Office on Asian and Pacific Islander Affairs, and subsequently with the Mayor's Office of African Affairs to ensure the agency's programs of concern to these communities were available in the appropriate language.

The agency has implemented the approved 2006 bi-annual Language Access Action Plan (2007-2008) by adhering to the LAC's five action objectives, these are: (1) a thorough review of each agency's mechanisms for data collection in order to design better outreach programs for target LEP communities; (2) the use of oral language (interpretation) services to ensure agency's message on how to access the programs and services is reaching and understood by these communities; (3) the translation of vital documents in the appropriate language of the community targeted which depicts agency information on how services are acquired or vital information which could have a direct impact to health or safety; (4) ensure cultural competency, awareness and sensitivity training is provided to staff; and (5) create targeted LEP/NEP community educational outreach material to ensure language barriers do not impede District residents from accessing programs and services. Each District agency reports on its LAC advances to the Office of Human Rights (OHR) on a quarterly basis. These results are analyzed yearly and are the basis for the agency's bi-annual plans and changes as recommended by OHR.

DHCD holds an annual diversity training to ensure its public contact personnel as well apprised of the law and compliance measures. For the past two years, the Agency has partnered with the D.C. Office to Planning to offer this training to its combined staff.

As of today, DHCD ensures that all LEP/NEP Communities have the agency's information through its subrecipients and directly through the agency's website where a fact sheet about the pertinent programs can be found for easy download. The program information is available in Amharic, Chinese, Spanish, and Vietnamese. DHCD has also ensured that a bilingual interpreter is available at its public hearings.

The Housing Regulation Administration formerly located within the D.C. Department of Consumer Regulatory Affairs (DCRA) has been added to DHCD. This addition brings new opportunities to further engage and do outreach to the LEP community on DHCD programs and housing services.

Section 3

See Part E of the CAPER on Other Actions for information on Section 3.

Impediments Identified in the Analysis

The District continues to address the four (4) major areas of impediments to fair housing choice found in the 2005 AI. These were:

1. Lack of compliance of fair housing laws by the real estate and housing industry (real estate, lending/mortgaging, insurance/appraisals, etc.).
2. Decreasing number of affordable housing units for low and moderate-income households and special needs residents in target neighborhoods already experiencing a shrinking market.



3. Information on full range of housing available across many District neighborhoods offering affordable housing is not made available to individuals and families seeking homes due to segregated residential patterns.
4. Low levels of home buying literacy among particular protected classes and a high degree of home seekers with no or blemished credit history.

In the past year, the housing market has taken a sharp spiral downward turn in large part due to subprime mortgages targeted to lower income and immigrant individuals and families. The Center for Responsible Lending (The Center), a national non-profit organizations headquartered in the District, has gathered data regarding the foreclosure rates in the Washington Metropolitan area as a result of mortgage loans made under unethical and misleading terms. Though many financial experts allege that the blame lies with the homebuyer for getting into a loan they could not often repay, the Center and fair housing advocates hold that unscrupulous real estate and mortgage brokers used persuasive and coercive tactics to lead many immigrants LEP and elderly African American communities with substantial equity on their homes, into a predatory loan.

Efforts to Remove Barriers to Affordable Housing

In 2008, the Housing Regulations Administration which houses the Rental Accommodations Division, the Rental Conversion and Sale Division and the Rental Housing Commission-- formerly located in the D.C. Department of Consumer and Regulatory Affairs was moved to DHCD. This was part of the effort by the District to reduce barriers to fair housing, by providing quicker response to apartment building conversion concerns which can affect low income and disenfranchised tenants. Tenants were oftentimes not advised of the real estate transaction impacting their building, this caused substantial displacement of District residents from their homes, disproportionately a majority Latinos and other immigrants in high market areas.

DHCD has improved processes in its Neighborhood Based Activities programs to effectively address underserved needs. It also continues to provide an annual training program for staff and funding recipients on fair housing, accessibility compliance for construction projects. As well, DHCD continues to monitor all its sub-recipients to ensure compliance with fair housing and equal opportunity laws and regulations. Fair Housing staff members are also available as a resource for constituents and service providers.

Fair Housing Symposium: The District' held its Seventh Annual Fair Housing Symposium in April 2008. This year, DHCD commemorated the 40th Anniversary of the passage of the FHA. As such, DHCD with its partners the DC Office of Human Rights and the National Fair Housing Alliance held a celebration of the milestones gained up until now. One key highlight was the presentation of the first fair housing case filed by the Department of Justice after passage of the law. The case was filed in the District of Columbia for race discrimination.

Request for Proposals (RFPs): The Department uses RFPs to solicit proposals from for profit and non-profit developers interested in creating affordable housing or community development projects. During this process, DHCD holds several community meetings to educate the developers about providing equal access opportunity to housing and building housing that is accessible to person with mobility disabilities.



B. Affirmatively Furthering Fair Housing

Education and Outreach: The Department partners with non-profit and private sector housing advocates and practitioners to affirmatively further fair housing and provide greater education coverage of housing and fair housing issues to a diverse community. One method is to fund community based organizations to provide outreach and education for tenants on purchase programs, comprehensive homeownership and housing counseling, and assistance for relocation and location of apartments. DHCD has contracted with Marshall Heights Community Development Organization, University Legal Services, Latino Economic Development Corporation, Lydia's House, among others, to provide these services.

Accessibility Education and Enforcement: DHCD continues to hold an annual mandatory Section 504 accessibility compliance training program for all subrecipients. The training covers practical and regulatory actions concerning accessible housing according to local building codes and its parallels to federal regulations and laws, multifamily projects compliance with the Sec. 504 accessibility rules and regulations of the Rehabilitation Act of 1973 and the Fair Housing Act as Amended.

The District provides funding to the non-profit sector to provide outreach and education to residents victimized or at risk of a home foreclosure. Foreclosure prevention is an educational tool highly utilized during as this housing crisis continues to evolve. DHCD provides funding to seven community-based organizations to provide foreclosure prevention training: the Latino Economic Development Corporation, Marshall Heights Community Development Corporation, Housing Counseling Services, Inc., Lydia's House, Manna, Inc., University Legal Services, Inc., and the Central American Resource Center. The Housing Counseling Services training, provided in English and Spanish, seeks to provide individualized counseling, assess the delinquency status, and provide options and a work plan to alleviate the situation.

Likewise, other housing agencies and non-profit community development corporation also offer tools for assisting first time homebuyers and person in crisis. The D.C. Housing Finance Agency has a Home Resource Center dedicated to education and training to first time homebuyers on homeownership opportunities; Manna, Inc. a non-profit housing corporation which builds affordable housing also has its own first time home buyer training program and mortgage assistance program, through a sister organization, for low and moderate income residents citywide.



C. Affordable Housing

The challenges in FY2008 continue to be the increasing cost of housing, competition for a shrinking pool of affordable units, the impact of housing costs on the most vulnerable populations, the need for a well-educated and well-paid workforce to match living costs, regional employment trends, lack of access to transportation to regional employment opportunities, and the threat of displacement due to rising rents and/or the expiration of federally subsidized housing. DHCD has based its projections on information provided in the U.S. Census data; 2004-2005 studies by Fannie Mae; information from DC Government agencies; the 2006 Analysis of Impediments to Fair Housing Choice in the District of Columbia; as well as 2006 studies by the D.C. Fiscal Policy Institute and other organizations. These studies show:

- The shortage of affordable housing units for low-to-moderate income households and special needs populations is exacerbated by the influx of higher-income households into previously lower-income neighborhoods such as Columbia Heights (Ward 1) and Shaw (Ward 2).
- A concurrent increase over the past decade in both median income and poverty, indicating a widening gulf in household incomes among District residents.
- A prevalence of housing cost burdening and an increase in crowding within the District's rental stock, pointing to the shortage of affordable and/or family-sized units.

DHCD administers a number of programs that directly support its mandate to further its goals for adding affordable housing, for both rental and homeownership opportunities, for commercial revitalization, and for the development of community facilities; for providing neighborhood-based services; and for increasing economic opportunity. DHCD continues to utilize its competitive funding process to target specific projects to meet these goals, by issuing RFPs for development and acquisition projects and RFAs for service-oriented grants. Additionally, DHCD works with partner organizations—including private, non-profit or semi-governmental development and financing entities—to provide housing and economic opportunities for low-to-moderate income residents.

For each fiscal year, based on community consultation, experiences within the marketplace, U.S. Census and other data, DHCD establishes objectives to meet the District's priority needs. These objectives are recorded in the Department's Action Plan, Performance-Based Budget (PBB), and Annual Performance Plan, which includes Key Performance Indicators. Table 3 presents a summary of DHCD's specific housing objectives for FY2008 within the categories specified by HUD and consistent with the District's priorities.

Specific Housing Goals and Objectives

During FY2008, DHCD assisted 508 first-time homeowners with loans from the Home Purchase Assistance Program (HPAP), and assisted another 282 units in the conversion from rental units to ownership as condominiums or co-ops. DHCD also exceeded its goal to provide housing counseling to 15,000 residents, by providing assistance to 17,338 individuals.

DHCD increased the supply of affordable housing by funding rehabilitation of multi-family and single-family units or pre-construction of new units for a total of 3,138 units. Among the affordable



units supported were 1,990 rehabilitated multi-family or single-family units and 1,148 new construction multi-family or single-family units. Of the units funded in FY2008, 899 units were affordable to very low-income residents, 286 units were affordable to low-income residents, and 1,845 units were affordable to low-to-moderate income residents.

Table 3: Summary of Specific FY2008 Objectives

Specific Objectives	Sources of Funds	Performance Indicators	Expected Number	Actual Number	Outcome/Objective*
Rental Housing					
Preserve and increase rental housing supply for low-moderate income, extremely low and very low-income residents.	CDBG, HOME, HPTF	<ul style="list-style-type: none"> No. of affordable units No. of Section 504 accessible units No. of years of affordability Units in compliance with Lead Safe Housing Rule 	1,800	1,990	DH-2 DH-1
Support tenants through tenant organizations with first right to purchase assistance to convert rental units to ownership units.	CDBG, HOME	<ul style="list-style-type: none"> No. of tenants receiving counseling for unit purchase 	1,700	8,170	DH-2
Provide counseling to tenants in assisted housing with expiring subsidies, to prevent involuntary displacement	CDBG	<ul style="list-style-type: none"> No. of tenants receiving counseling 	1,800	5,371	DH-1
Owner Housing					
Increase homeownership opportunities for first time low-moderate income residents	CDBG, HOME	<ul style="list-style-type: none"> No. of first-time homebuyers No. receiving down-payment assistance/ closing costs 	450	508	DH-2
Increase homeownership opportunities for very low- and low-income residents who are HOME-income eligible through the ADDI program	HOME/ADDI	<ul style="list-style-type: none"> No. of first-time homebuyers No. receiving down-payment assistance/ closing costs 	30	161	DH-2
Preserve existing home-ownership through assistance with rehabilitation to code standards.	CDBG, HOME, HPTF	<ul style="list-style-type: none"> No. of owner-occupied units rehabilitated or improved 	60	142	DH-2
Increase supply of new single and multi-family ownership housing units	CDBG, HOME, HPTF	<ul style="list-style-type: none"> No. of affordable units No. of Section 504 accessible units No. of years of affordability 	200	305	DH-2
Assist conversion of rental units to condominium /co-op ownership units.	CDBG, HPTF	<ul style="list-style-type: none"> No. of units No. of affordable units No. of years of affordability 	250	282	DH-2
Promote home ownership through the reclamation of abandoned properties.	CDBG	<ul style="list-style-type: none"> No. of units No. of affordable units No. of years of affordability 	10	29	DH-2
Provide comprehensive housing counseling services to low/moderate-income households.	CDBG	<ul style="list-style-type: none"> No. of low/moderate income households served. 	15,000	17,338	DH-1
Community Development					



Specific Objectives	Sources of Funds	Performance Indicators	Expected Number	Actual Number	Outcome/Objective*
Support retention and growth of local neighborhood businesses	CDBG	• No. of businesses assisted	1,500	3,106	EO-3
Economic Development					
Enhance function and appearance of business facilities to strengthen commercial corridors.	CDBG	• No. of businesses assisted	125	45	SL-3
Planning/Administrative					
Conduct program monitoring activities	CDBG, HOME	• No. of monitoring activities	70	71	N/A

Section 215 Housing Opportunities

Section 215 of the Affordable Housing Act contains eligibility requirements for affordable housing as well as a definition, specifically pertaining to the HOME program. Sections 92.252 and 92.254 under Title 24 Code of Federal Regulations, Part 92 (24 CFR 92) further explains rental and owner-occupied HOME housing criteria necessary to qualify as Section 215 housing.

As such, during FY 2008, three types of assistance qualified as Section 215 housing:

- A total of one hundred sixty-one (161) households received down payment assistance using HOME dollars through our HPAP program, which are allowable under HOME laws, regulations, and guidelines;
- Twenty-four (24) single-family owner occupied households were rehabilitated using HOME funds under the single-family rehabilitation program; and,
- One hundred twenty (120) multifamily units were rehabilitated or constructed using HOME funds.

Efforts to Address Worse Case Needs

In FY2008, the District took several steps to address worse case housing needs, which are defined as low-income households who live in seriously substandard housing or have been involuntarily displaced.

The most important step taken by the District government was to use a dedicated source of local funding for the production of affordable housing. The Housing Production Trust Fund (HPTF or "Fund"), authorized by the Housing Production Trust Fund Act of 1988 as amended by the Housing Act of 2002, is a local source of money for affordable housing development. Capital for the HPTF is supplied from the legislated share of DC deed recordation taxes and real estate transfer taxes, currently 15%. The Fund is designed to direct assistance toward the housing needs of the most vulnerable District residents—very low- and extremely low-income renters. Pending the receipt of feasible project proposals, the statute requires that:

- A minimum of 40 percent of all Fund monies disbursed each year must benefit households earning up to 30 percent of the area median income (AMI);



- A second minimum of 40 percent of the Fund monies must benefit households earning between 31 and 50 percent of the AMI;
- The remainder must benefit households earning between 51 and 80 percent of the AMI; and
- At least 50 percent of the Fund monies disbursed each year must be used for the development of rental housing.

The rest of the funds may also be used for for-sale housing development, and loans associated with our other programs such as First Right Purchase Assistance Program, Lead Safe Washington, and Home Again.

Another step the District has taken to address worse case housing needs is by discouraging projects that involve the displacement of persons. However, if displacement of persons should occur in a project, DHCD will make provisions for the appropriate relocation assistance as established by federal regulations.

It is DHCD's policy to minimize displacement in all of its projects. Each project manager in the Development Finance Division (DFD) keeps track of any relocation required for a project. Project managers review developers' plans and revise those plans as necessary to minimize displacement. Where relocation is required, the project managers ensure, as part of the underwriting process, that the relocation plans are adequate and are funded as part of the project development costs. A number of DFD project managers have received training in the Uniform Relocation Act (URA). OPM has convened a team to oversee project compliance, including URA compliance, and to update the Division's operating protocols to ensure that all specialized monitoring disciplines are being addressed.

In FY2008, nine projects had tenants on site and required the submission and approval of temporary relocation plans. These projects were: Ontario Court Apartments, Martin Luther King, Jr. Latino Cooperative, Wheeler Terrace Apartments, E Street Cooperative Association, Fort Stevens Place Apartments, Longfellow Arms Apartments, Community Builders-Scattered Sites, Quest Cooperative, and Woodley House. The developers of these projects are temporarily relocating tenants to other vacant units on their project sites to the extent possible in order to avoid relocation to off-project sites. Any required relocation generated by DHCD's single family rehabilitation projects is incorporated into each project work plan, and associated costs are factored into the budget.

Non-Homeless Special Needs Population

Addressing the non-homeless special needs population, which includes the elderly and people with disabilities, is an important aspect of DHCD's Annual Action Plan. During the past fiscal year, to address the needs of this population, DHCD utilized five programs to fund projects for the special needs population. These were the Home Purchase Assistance Program (HPAP), Single Family Residential Rehabilitation Program, Multi-Family Housing Construction and Rehabilitation Program, First Right Purchase Program, and the Handicapped Accessibility Improvement Program. In FY2008, DHCD funded a total of 300 non-homeless special needs housing units.



D. Continuum of Care

HUD encourages communities to address housing and homelessness through a comprehensive, collaborative, and strategic approach that it has promoted since 1994. HUD's Continuum of Care concept facilitates this process and is designed to help communities envision, organize, and plan comprehensive and long-term solutions to address the problem of homelessness.

The District's current homeless and homeless special needs' housing efforts are coordinated and managed by the Community Partnership for the Prevention of Homelessness (the Partnership). The Partnership serves as the lead agency for the District's Continuum of Care program under a FY2005 contract from the Department of Human Services (DHS) – renewable for up to four option years based upon achievement of the contract's performance objectives and the decision of the City. The contract funds the Partnership to address the needs of the District's homeless population, including other special needs subpopulations of the homeless (e.g., the frail elderly, chronically mentally ill, drug and alcohol abusers, and persons with HIV/AIDS).

The Partnership, with the approval of DHCD, determines annually which services will be funded with the ESG Grant to address the most pressing emergency and prevention needs. In FY2008, the ESG funds paid for prevention and shelter operations. Table 8 describes the uses of ESG funds in FY2008.

Actions Taken to Address Homeless Needs

Numerous activities are undertaken in the District to address the needs of homeless persons, and the special needs of persons that are not homeless but require supportive housing. Many of these activities are undertaken with the use of ESG and/or local funds.

The ESG program supports the District's homeless Continuum of Care program and the related objectives of the Consolidated Plan that provide for homeless or special needs populations. In FY2008, ESG funds continued to support prevention efforts and facilities operating at the entry point of the Continuum of Care, in order to maintain and improve those facilities even while the District works to build the permanent affordable and supportive housing that will end homelessness over time.

Improvements to the Continuum have been ongoing. The District's plan to end homelessness includes new efforts designed to support the Continuum of Care concept.

The District's plan to end homelessness rests on three centerpiece policies:

1. Increase homeless prevention efforts within local and federal government,
2. Develop and/or subsidize at least 6,000 units of affordable, supportive permanent housing to meet the needs of D.C.'s chronically homeless and other very low-income persons at risk of homelessness, and
3. Provide wraparound mainstream supportive services fully coordinated with Continuum of Care programs and special needs housing.

In short, the goals focus on 1) keeping as many people as possible from becoming homeless in the first place through direct prevention efforts and increasing the supply of affordable housing; and 2)



enriching the homeless Continuum at all levels with supportive services that rapidly re-house persons with and without special needs. This refocuses the District's efforts over time from a "shelter first" to a "housing first" model that ends homelessness.

Within this general context, ESG funds continue to be used to support policy goal #1, which is to prevent homelessness and to maintain and improve the entry level of the Continuum of Care. Efforts to prevent homelessness in the District of Columbia have been enhanced by local funding of a rental assistance program in FY2008, but ESG prevention funds which are distributed through a network of neighborhood based organizations, continues to be the backbone of the city's prevention efforts.

Actions Taken to Prevent Homelessness

Prevention funds for the DC Emergency Assistance Fund are awarded through a Memorandum of Agreement that established a mutually beneficial partnership wherein ESG funds are supporting a citywide homeless prevention effort managed by the Foundation for the National Capital Region, which receives other prevention funds from the Fannie Mae Walkathon that occurs each November. DHCD exceeded its FY2008 Action Plan goal under the ESG to provide shelter for 60 families. Shelter was provided for 115 families by supporting operations of a family shelter at 1448 Park Road NE. The goal of assisting 200 individuals/families with emergency eviction prevention was not met in FY2008, but 54 families and 47 individuals were provided with prevention assistance for a total of 101 cases.



E. Other Actions

The District continued to support and use several methods to remove possible barriers to affordable housing such as: a dedicated source of local funding for housing production through its Housing Production Trust Fund (HPTF); improving programs and processes to make project funding more efficient; targeting investment by type of project and geographically; using inter-agency coordination and public-private partnerships to leverage public funding; and by increasing outreach and marketing of programs and funding opportunities.

DHCD worked to improve its various programs to effectively address underserved needs. The Department continued to fund outreach and assistance programs for tenants in buildings with expiring Section 8 and/or other federal programs. Tenants were provided information on purchase options under the District's First Right statute, comprehensive housing counseling and assistance for relocation, location of apartments, and for first-time home ownership.

DHCD hosted and participated in a number of outreach and community participation events specifically focused on special needs housing in FY2008. In October 2007, as part of our Needs Hearings for DHCD's Consolidated Plan, the Department held a dedicated hearing focused on Special Needs Housing; additionally, in that month, we hosted a specialized RFP pre-proposal conference for development financing for special needs housing providers. In May 2008, DHCD participated as a panelist in a local community development training, "The Future of Permanent Supportive Housing in DC" hosted by one of our community partners. DHCD continues to participate actively in the District's Interagency Council on Homelessness (ICH), as well as the ICH Strategic Planning Committee, providing valuable ongoing dialogue and feedback with stakeholders in the special needs housing community.

In FY2008, DHCD and the DC Department of Mental Health (DMH) entered into a Memorandum of Understanding, under which DHCD is overseeing capital funding of approximately \$14 million targeted to create or preserve 300 units of supportive housing for DMH Consumers. This partnership uses capital grant funding for acquisition, construction and rehabilitation to encourage the creation and preservation of units for the exclusive use of DMH consumers. As of 9/30/08, 107 units had been approved in this DMH pipeline. Further, through the DHCD/DMH MOU, we are establishing the Housing Improvement Program Initiative. Under this initiative, DHCD will choose a qualified Lender to administer up to \$1 million of the DMH capital funds. The Lender will then leverage its own monies, in a match of one to one, in order to finance the rehabilitation of multi-family residential buildings to preserve rental housing for low and moderate income DMH consumers.

FY2008 saw increased collaboration across District agencies to meet the needs of chronically homeless individuals and families. In FY2008, DHCD released a Consolidated RFP for the development and operation of two District-owned properties for chronically homeless families, matching DHCD development funds with operating and supportive services funds from the DC Department of Human Services (DHS). Together, these two properties will provide 47 units of permanent supportive housing with on-site supportive services, once development is complete.

Further, DHCD has partnered with Socialserve.com, a 501(c)(3) not-for-profit and national leader in housing locator services, to develop an online affordable housing listing and locator service for



District residents. Once launched, DCHousingSearch.org will be available free of charge and supported by a call center, and will be an effective tool for individuals seeking affordable housing, as well as for affordable housing providers seeking residents.

In FY2008, DHCD allocated its funds based on the determination of priority needs identified in the Consolidated Plan and the Annual Action Plan and by the suitability of activities that are planned to meet those needs. Actions taken to address those needs are as follows:

Address Obstacles to Meeting Under-Served Needs

DHCD addressed obstacles to meeting under-served needs in the District through the following activities:

- Funded homeless providers for shelter operational costs and provision of essential services for homeless persons and for transitional housing.
- Funded a broad range of housing counseling services, including program intake, community outreach, and citizen participation, with an emphasis on home ownership, eviction and mortgage default prevention, and preservation of existing housing placements.
- Conducted and participated in meetings with community agencies, neighborhood groups, and concerned citizens to discuss needs, available grants, the grant process, and other relevant information.
- Conducted site visits of target areas to assess/confirm needs and consider appropriate actions.
- Utilized a variety of funding sources to assist with rehabilitation of owner-occupied housing of low-income residents.
- Provided information on housing discrimination and landlord-tenant laws to low-income families, nonprofit organizations, local realtors, and property owners.

Foster and Maintain Affordable Housing

The Department has collaborated/partnered with non-profit and for-profit developers to preserve existing and offer new affordable housing opportunities to those residents unable to meet the current cost demands of the District's escalating real estate market. The Department offers programs that help first-time homebuyers purchase homes and assist current homeowners with home repairs. In addition, the District provides funding for housing counseling services to assist residents in moving towards home ownership and self-sufficiency. The District also funds commercial and economic development initiatives that help revitalize our communities and provide employment opportunities to the unemployed and underemployed residents. The Department makes special needs housing, preservation of affordable units with expiring Low Income Housing Tax Credit use agreements, and retention of Section 8 rental properties specific funding priorities in our RFPs.



Eliminate Barriers to Affordable Housing

In FY2008, the District took several steps to ameliorate the negative impacts of the current housing market, but realizes the fact that resources produced fewer units in an atmosphere characterized by pricing pressures.

The most important step taken by the District government is adding a dedicated source of local funding for housing production through its Housing Production Trust Fund (HPTF). In FY2008, the HPTF budget was \$152,703,266. The “Fund” is a local source of money for affordable housing development. DHCD combines all its eligible funding sources, federal and local, in its competitive funding process to maximize its support for affordable housing and community development projects. The HPTF is aimed at assisting the most vulnerable District residents. The Housing Act of 2002 requires that 80% of funds benefit households earning up to 50% of Area Median Income (AMI), and that 50% of funds disbursed each year must be used for the development of for-sale housing.

The District also uses other methods to remove possible barriers to affordable housing such as: targeting investment by type of project and geographically in its funding processes; using inter-agency coordination and public-private partnerships to leverage public funding; and increasing outreach and marketing of programs and funding opportunities.

Institutional Structure and Coordination

Another way to remain competitive in the District’s “hot market” is to maximize the leverage of public investment by working with other agencies and/or stakeholders. The District of Columbia government’s institutional structure facilitates internal coordination and cooperation.

In the District of Columbia, executive functions are organized under the Mayor, City Administrator and two Deputy Mayors who provide leadership and direction to clusters of agencies. This Deputy Mayor structure facilitates consultation across responsibility areas and maximizes leveraging of public investments.

DHCD reports to the Deputy Mayor for Planning and Economic Development along with the following agencies: the Office of Planning (OP), the Department of Consumer and Regulatory Affairs (DCRA), the Department of Employment Services (DOES), the Department of Small and Local Business Development (DSLBD), the Department of Insurance, Securities, and Banking (DISB), the Office of the Tenant Advocate (OTA), and the Office of Cable Television. DHCD also works closely with the DC Housing Authority (DCHA) and the DC Housing Finance Agency (DCHFA) to maximize dollars available for housing opportunities for all income levels from extremely low to moderate income.

Improve Public Housing and Resident Initiatives

DHCD has partnered with the DC Housing Authority (DCHA) in redevelopment of the Frederick Douglass/Stanton Dwellings (Henson Ridge), the New East Capitol public housing communities and the Arthur Capper/Carrollsbury Dwellings and the Eastgate Public Housing sites through the HOPE VI Program.



The HOPE VI Program redevelopment plan for Frederick Douglass/Stanton Dwellings, renamed Henson Ridge, calls for a new, 600-unit community with all new infrastructure (streets, sidewalks and alleys), a new community center, new parks and open spaces, as well as significant investment in neighborhood schools. The development includes 320 homeownership units targeted to households with a range of incomes. The 280 rental units will serve a mix of public housing and moderate-income families. The housing mix also includes 42 senior bungalows, 28 stacked-flat apartments and 530 townhouses.

To date, DHCD has committed \$8 million for infrastructure improvements, including \$5 million in CDBG funds (disbursed) and \$3 million in capital funds (disbursement in progress). In FY2008, DHCD began underwriting a \$2.9 million HPTF loan to DCHA for assistance in the acquisition of 22 three and four bedroom townhouses at Henson Ridge for modification as accessible UFAS units. Due to a shortage of HPTF funding in FY 2008, the underwriting and funding of the loan is being completed in FY 2009.

The New East Capitol HOPE VI project, renamed Capitol Gateway Estates (formerly East Capitol Dwellings and Capitol View Plaza along with a HUD-foreclosed property), originally was to include 555 units of newly constructed mixed-income units. One hundred ninety-six units were to be public housing, 214 affordable and market rate rental units and 145 homeownership units; utilizing both lease-to-purchase and Section 8 home ownership rules thus ensuring home ownership for a number of current residents.

However, DCHA acquired Capitol View Plaza II from the Federal Housing Administration (FHA) and has developed a new redevelopment plan for Capitol Gateway Estates that received final approval from HUD. The new redevelopment plan, with a total 761 units includes 152 units of senior housing, 221 tax credit housing units, 177 market rate units, and 211 units of public housing replacement. In 2007, DCHA modified the new redevelopment plan, with permission from FHA, to permit demolition of the recently acquired high-rise buildings to be replaced by mixed income housing units. The high-rise buildings are currently vacant awaiting funding of the demolition contract.

At the end of FY 2008, DHCD began reprogramming, at the request of DCHA, \$3,000,000 of CIP funds to fund the demolition. Demolition of the buildings will facilitate obtaining a final commitment from a national grocery store for the shopping center across the street, expedite the sale of homeownership units elsewhere in Capital Gateway, and eliminate the blight and vandals in the buildings. To date, DCHA has committed \$10 million in funding for this project for infrastructure improvements; \$3 million in CDBG funds (disbursed), and \$7 million in capital funds (disbursement was completed in FY2006). DHCD also committed \$789,666 in Low-Income Housing Tax Credits in FY2003 to assist the construction of 151 new senior housing apartment units in the Senior Building.

In FY2005, DHCD requested capital funding for the following additional DCHA public housing projects on DCHA's behalf as part of the FY2006 capital project funding call:



1. Arthur Capper HOPE VI—\$4,075,000 (in 2006 and 2007) for construction of site infrastructure associated with further phases of the multi-phase construction (disbursement for construction began in FY2006 and was completed in FY2008);
2. Eastgate HOPE VI—\$5,000,000 (in 2006 and 2007) for construction of site infrastructure associated with the project (disbursement for construction began in FY2006 with final disbursement of \$2,500,000 completed in FY 2008; the remaining \$2,500,000 is being reprogrammed to Capital Gateway);
3. Langston Terrace Public Housing—\$2,000,000 (in 2009, 2010 and 2013) for rehabilitation to selectively replace infrastructure and restore the exterior integrity of this historic landmark property;
4. Lincoln Heights Public Housing—\$4,000,000 (in 2007, 2009, 2010 and 2013) for partial demolition of existing public housing and construction of new site infrastructure associated with new replacement townhouses (these funds were transferred in FY2008 to the Office of the Deputy Mayor for Planning and Economic Development as part of the District's New Communities Initiative);
5. Potomac Hopkins Plaza Public Housing—\$4,500,000 (in 2009, 20010 and 2013) for redevelopment of the existing public housing development and one-for-one replacement of all the existing units in a new on-and off-site development; and
6. Parkside Public Housing—\$3,000,000 (in 2009 and 2010) for site infrastructure associated with the one-for-one replacement of public housing units with townhouse units.

DHCD received funding authorization for all of the above funding requests during FY2005 and expenditures began in FY2006 for the FY2006 authorizations as indicated above. Expenditures continued in FY2008 for the FY2007 portions of the allocations.

During 2007, DHCD received requests for \$5,000,000 of CDBG funding for site infrastructure and pre-development expenses associated with five DCHA projects. The projects and funding requests were as follows:

1. Arthur Capper HOPE VI - \$500,000;
2. Eastgate HOPE VI - \$2,500,000;
3. Highland Dwellings Redevelopment - \$500,000;
4. Williston Apartments - \$500,000; and
5. Oak Street Apartments - \$1,000,000.

All five requests were granted and contracts were executed in FY2007 for the funding amounts listed above. The disbursement of funds for these projects was completed in FY2008.

Evaluate and Reduce Lead-based Paint Hazards

DHCD competed for and was awarded two HUD lead-safety grants in FY2003. The grants, which were received at the end of FY2003, were: 1) the Lead Hazard Control Program Grant award of \$2,997,743; and the Lead Hazard Reduction Demonstration Grant award of \$2,000,000. The District match per the requirement of the Lead Safe grant is \$2,681,580. The primary objective of the District's Lead Safe Washington (LSW) Initiative under these grants is to provide lead hazard remediation activities leading to lead-safe clearance in 400 housing units.



The District of Columbia Department of Housing and Community Development's Lead Safe Washington Initiative (LSW) has successfully concluded all required activities under its Lead Hazard Reduction Demonstration Grant DCLHD0012-03. Grant activities were concluded on March 28, 2008, within the timeframe of a single 12-month no-cost extension in the term of the Grant, which had been issued on March 31, 2007 by the Office of Healthy Homes and Lead Hazard Control (OHHLHC) of the US Department of Housing and Urban Development (HUD). However, due to a lack of further funding from HUD, this activity will be subsumed into the Department's Residential Rehab program after March 31, 2009.

The following is a summary of the key accomplishments of the programs and activities under Grant DCLHD0012:

- Lead risk assessments were conducted on a total of 293 housing units in the District of Columbia.
- Lead-safe construction was completed and subsequent lead-safe clearance was achieved for more than 175 housing units in the District of Columbia for which lead-based paint hazards were identified.
- Program activities were accomplished within the original budget of \$2,000,000 of grant funding. Costs were incurred in the specific expense line items of the original budget.
- The District of Columbia provided matching funds of more than \$1 million, exceeding the requirement for matching funds dictated by the original budget.
- Lead Safe Washington accomplished all requirements under Grant DCLHD0012 following a very slow start to program activities and from a point at which OHHLHC had expressed grave concerns about LSW's ability to complete production requirements on a timely basis. But a new management team at the Department of Housing and Community Development more than doubled that level of accomplishment by the following year, with 59 units completed as of March 31, 2007, sufficient to gain a 12-month extension in grant activities. The full production requirement for 175 units cleared as lead-safe was completed less than one year later on March 28, 2008.

Due to highly improved performance of the program in the Lead Hazard Reduction Demonstration Grant, HUD granted an extension of the grant period for Lead hazard Control (LHC) to March 31, 2009. At the end September, 30, 2008, 129 units were completed and rendered lead safe under lead hazard control grant activity. At least an additional 60 units will be placed into lead-safe construction and likely cleared for lead safety prior to December 31, 2008. More than 30 additional units are actively in process, with risk assessments either has already been completed, underway, or scheduled to begin by November 10, 2008. There are more than 100 units in the pipeline. Lead Safe Washington is working diligently toward completion of the 225 units required by Lead Hazard Control grant by March 31, 2009.

The full implementation of Lead Safe Washington's Lead Hazard Reduction Demonstration Grant (DCLHD0012-03) and Lead Hazard Control Grant (DCLHD0242-03) programs has had a major



impact on the extent to which Title X activities are a reality in the District of Columbia. For example:

- Largely as a result of Lead Safe Washington, the Department of Housing and Community Development has played a leadership role in the District's overall activities on eliminating lead-based paint hazards. LSW was one of the original members of the Mayor's Interagency Task Force on lead hazards and has provided consistent leadership in that group since 2006.
- Because of the ability for property owners to access lead hazard abatement funding through Demonstration Grant DCLHD0012-03, the regulatory authorities within District Government—namely, the Departments of Health, the Environment, Consumer and Regulatory Affairs, and the Office of the Attorney General—have had much greater leverage in litigating cases of lead hazards involving a child with an Elevated Blood Level (EBL) for lead. The “carrot and stick”—lead hazard funding vs. the potential for significant consequences from the judiciary—has been a useful approach for ensuring that property owners whose housing units have lead-based paint hazards move swiftly to eradicate those hazards from their properties.
- Within the Department of Housing and Community Development, the full implementation of the Lead Safe Washington Initiative strengthened and formalized the requirements for lead safety already in place within the Department's multifamily affordable housing development and single family residential rehabilitation programs.
- As LSW's Lead Hazard Reduction Demonstration Grant program and Lead hazard Control became increasingly visible in the community, the field of District-certified lead abatement entities (risk assessors, contractors, clearance inspectors) became more formally and completely engaged in addressing lead hazards within the constraints of the federal Lead Hazard Control/Lead Hazard Reduction Demonstration program. This has led to a more responsive field of contractors and more competitive pricing for lead hazard control activities.
- Since January 2008, Lead Safe Washington has seen a significant growth in the number of property owners, especially multifamily rental property owners, approaching the program with interest in making application for funding to render those units lead-safe. Owners representing more than 200 units are now in discussion with Lead Safe Washington about application for lead-safe financing.
- Comprehensive housing counseling agencies and other community-based organizations under grant agreement to the Department of Housing and Community Development have been provided training on the Lead Safe Washington Initiative and routinely address both the dangers of lead hazards and the benefits of funding available from Lead Safe Washington in all individual and group client contacts.

It should be noted that the grant agreements under HUD's Lead Hazard Control and Lead Hazard Reduction Programs have certain restrictions on units for which lead hazard remediation activities may be counted toward grant accomplishments; and the completed and cleared unit figures above reflect those restrictions. As a result, those figures do not reflect the full extent to which the Department has promoted remediation of lead-based paint hazards, or the extent to which the Department's financing of affordable housing has secured lead-safe housing units.



Over the past year, DHCD has actively engaged public agencies and private entities in its efforts to address lead-based paint hazards. The following actions are outreach efforts over the past year.

- DHCD's Lead Safe Washington team participated in several fairs where attendees were able to access Lead Safe Washington program information. Additionally, DHCD displayed posters of chipping and peeling paint at each event to alert families of what these conditions represent visually. Some of the fairs attended include DHCD's Sidewalk Fair, Chartered Health Plan DC's Health Fair, and Union Temple Men's Health Fair.
- DHCD Lead Safe Washington team continued routine letter mailing to property owners and their tenants who are reported by the Department of Health as having a child with an Elevated Blood Level residing in the property. These outreach efforts brought into the program a multifamily unit as well as many single family residences throughout this past year.
- DHCD held a monthly contractor's meeting to provide outreach to lead abatement contractors licensed in DC. These outreach sessions focused on Department efforts and policies regarding the Lead Safe Washington program.
- DHCD reached out to five property management firms due to the large number of rental units under their control. All of the management companies were briefed on the Lead Safe Washington program and four are now working with Lead Safe Washington staff to address lead-based paint hazards in their properties. These contacts led directly to the 100 units anticipated to be placed into lead-safe construction in January 2009.
- In October of 2006, DHCD partnered with the Department of Health and a number of non-government organizations to convene a kick-off to Lead Awareness Week called the "D.C. Lead Safe Fair: Healthy Homes-Healthy Children." The Fair offered information on lead-related health screenings, government programs and services, and businesses or organizations that provide products or services to populations most affected by the effects of lead-based paint.

In addition, DHCD continues to meet with contractors, community groups, and other interested stakeholders to ensure dissemination of lead-safe information through an extensive Outreach and Education Campaign funded under the Grants.

Compliance with Program and Comprehensive Planning Requirements

To ensure compliance with program requirements, Office of Program Monitoring (OPM) conducts site monitoring and compliance reviews annually of all agencies receiving CDBG, HOME, and ESG funding. OPM focuses on accountability and reviews agency records and financial practices to determine compliance with grant regulations. DHCD made changes to its forms at the end of the year to better capture needed data and facilitate tracking of funds.

For comprehensive planning purposes, DHCD staff works closely with the Office of Planning on local affordable housing issues. DHCD assisted with the updating of the District's Comprehensive Plan during the past year.



Antipoverty Strategy

By funding housing for extremely low, very-low and low-income residents, DHCD contributes to the City's anti-poverty strategy by lifting families out of poverty and providing them with stable lodging and a means to build equity for the future. DHCD also supports other DC Government initiatives in reducing poverty and utilizes its federal and local funds to help residents improve their financial stability through housing and financial counseling programs conducted by a network of community-based organizations. DHCD also provides funds to CBOs to assist small businesses with technical assistance and to improve their physical appearance to retain and expand neighborhood job opportunities.

The comprehensive housing counseling services funded by DHCD provide tenants and prospective homeowners with assistance in such matters as household/home management and maintenance, improving credit, and household budgeting, all geared toward improving residents' opportunities to obtain and retain decent housing with the prospect of moving toward ownership and the development of equity. Residents of buildings with expiring Section 8 protections are provided targeted assistance in locating housing options, and are introduced to the DHCD-sponsored Tenant First Right to Purchase Program to move toward ownership.

The Tenant First Right to Purchase Program provides technical assistance, seed funds and "earnest" money to tenant groups to assist them in organizing so they are prepared to take advantage of their first right of refusal when a building is for sale. The program also provides new tenant owner groups with management/technical assistance. Converted buildings are also eligible to apply to DHCD for rehabilitation funding. During FY2008, DHCD provided 8,170 tenant households with these services through two technical service contracts, one with Greater Washington Mutual Housing Association and the other with University Legal Services.

DHCD provides education and outreach to ensure that Fair Housing Laws are understood and that all residents are provided with information on their rights of access to housing in the District of Columbia. Assistance is provided in several languages. During FY2008, DHCD reached over 2,000 residents with fair housing information and/or assistance. In addition, DHCD also contributes to the City's anti-poverty strategy by encouraging developers to meet Section 3 requirements, providing funding for crime prevention, supporting youth counseling, and funding job training.

Other agencies play the roles in the reduction of poverty. The Department of Human Services administers income support, welfare to work and a range of programs to support families and individuals. The Community Partnership for the Prevention of Homelessness provides emergency support from ESG funds to prevent eviction. The Office on Aging provides support services to seniors and partners with DHCD in the development of senior housing.

The Department of Employment Services (DOES) provides extensive job training opportunities through its city-wide "One Stop Service Centers." The Workforce Investment Council (WIC) brings together private and public sector stakeholders to develop strategies to increase employment opportunities for DC residents and to support and to assist DOES in its employment mission. The DC Public School Administration has created career-oriented high schools in a number of



specialized areas, including the Technology and Hospitality Industries to facilitate students progressing from school to real jobs in the DC market.

DMPED manages the New Communities and Great Streets initiatives that address both physical and socio-economic-educational needs of targeted areas by combining government resources with those of private and non-profit developers or organizations to bring long-term and comprehensive revitalization to the designated area. “New Communities” is a comprehensive partnership to improve the quality of life for families and individuals living in distressed neighborhoods. DHCD administers one of the key resources for New Communities, the Housing Production Trust Fund. The companion program, “Great Streets” is a strategy to revive the local commercial corridors bordering the new communities so that the balance of services that neighborhoods need are restored along with the housing and social fabric.

These two initiatives are innovative and aggressive approaches to fighting poverty that include current residents and businesses in the planning for an inclusive neighborhood that attracts a mixture of incomes and families, singles, and elders into the revitalized communities.

Neighborhood Revitalization Strategies

As part of the Five-Year Consolidated Plan, DHCD continued the designation of its two Neighborhood Revitalization Strategy Areas (NRSAs): 1) Georgia Avenue NRSA; and 2) Carver/Langston Terrace-Ivy City/Trinidad (CLTICT) NRSA.

For the Georgia Avenue NRSA, the city continues to address economic development along the almost 5-mile corridor by approaching it as a single linear neighborhood. The Georgia Avenue Corridor has a distinct identity because it is one of the major north-to-south transportation routes connecting Maryland to downtown DC. The targeted area includes the 39 census blocks that abut Georgia Avenue from Florida Avenue, NW to Eastern Avenue, NW.

The NRSA development strategy for Georgia Avenue includes housing and commercial development, employment and entrepreneurial training, and infrastructure improvements. A combination of projects and program activities has been identified in the NRSA supporting these initiatives to serve as the core tools for revitalizing the Corridor. Table 4 shows the output achieved during FY2008 along Georgia Avenue.

**Table 4: Georgia Avenue NRSA Performance Data**

Goal	Lead Entity	Description	2008 Accomplishments
Housing and Community Development	DHCD,DCHA,DCHFA	<ul style="list-style-type: none"> • Rehabilitate 25 single-family homes by 2007; • Provide loans to assist in the rehabilitation of multifamily units • Provide Lead-Safe Washington services 	<ul style="list-style-type: none"> • HPAP had 39 home purchases • Assisted 20 residents along Georgia Avenue rehab their homes. • Construction proceeded on 4100 Georgia Avenue multi-family project for 72 new affordable rental apartments. • Funded rehabilitation of Fort Stevens Place Apartments with 32 affordable rental units one block west of Georgia Avenue. • Funded rehabilitation of Longfellow Arms Apartments with 30 affordable rental units three blocks east of Georgia Avenue .
Small Business Development Center	DHCD, DC Main Street Program, Emory Beacon of Light, Inc., Gateway Georgia Avenue Revitalization Corporation	<ul style="list-style-type: none"> • Entrepreneurial training; • Small Business management and training • Counseling 	<ul style="list-style-type: none"> • Provided technical assistance to 233 small businesses
Sidewalk and Infrastructure Improvements	DDOT	Resurfacing/ redevelopment of sidewalks and infrastructure	

For the CLTICT NRSA, the city continues to address the need for more affordable housing development within the almost residential area by approaching it as a single community. The CLTICT NRSA includes five census tracts defined by New York Avenue, Florida Avenue and Bladensburg Road, and includes Gallaudet University and the Farmer's Market, as well as major residential and light industrial developments.

The NRSA development strategy for CLTICT NRSA includes housing and commercial development, employment and entrepreneurial training, and infrastructure development. A comprehensive set of projects and programs has been developed around these four areas to serve as the core tools for revitalizing the neighborhood over the next five years. Table 5 shows the output achieved during FY2008 within Carver, Langston, Ivy City, and Trinidad.

**Table 5: Carver, Langston, Ivy City, Trinidad NRSA Performance Data**

Goal	Lead Entity	Description	2008 Accomplishments
Housing and Community Development	DHCD, PADD Division	<ul style="list-style-type: none"> • Increase Home Ownership Opportunities • Single Family Residential Rehabilitation Program • Provide Lead-Safe Washington services In Ivy City/Trinidad 	<ul style="list-style-type: none"> • 12 units completed in last fiscal year • HPAP had 22 home purchases • Development rights awarded to 37 properties to four developers in FY2007 which will result in the development of 50 new affordable units at 80% AMI. Requests for construction assistance being underwritten in late FY 2008 for contract execution in FY 2009. • 3 CHDO awarded development rights. • Funded Mt. Olivet Special Needs Apartments – rehabilitation of 16 special needs units.
Employment and Entrepreneurial Training	DOES, NSI	<ul style="list-style-type: none"> • Training and employment for 75 individuals • Conduct 2 career fairs each year 	<ul style="list-style-type: none"> • Job training for 121 individuals • Three job fairs were held in the area.
Infrastructure improvements	DDOT, DPR, NSI	<ul style="list-style-type: none"> • Improvements to two community parks in the area • Proposed Redevelopment of Alexander Crummell School 	<ul style="list-style-type: none"> • Construction underway. • No action on Alexander Crummell School. • Contracted with civil engineer for a storm water management survey and report.

Section 3

Section 3 of the Housing and Urban Development Act of 1968 requires that recipients of the US Department of Housing and Urban Development (HUD) funds (and their contractors and subcontractors), to the greatest extent feasible, provide job and other economic opportunities to low and very-low income persons (Section 3 residents) and Section 3 Business Concerns.

The Section 3 program helps in creating employment opportunities for Section 3 residents and provides contracting opportunities for businesses that are owned by low-income persons or that provide employment to low-income persons.

DHCD, as a recipient of HUD funding, must ensure that all its sub-grantees, and the contractors that they hire, provide employment opportunities to low and very-low income or public housing residents. At least 30 percent of the permanent, full-time employees should be Section 3 residents. A business can also qualify under Section 3 requirements if at least 51 percent or more of the business is owned by low or very-low income residents, or if there is evidence of a commitment to subcontract in excess of 25 percent of the dollar award to all contracts to a Section 3-qualified business.

To ensure that job opportunities are provided to low and very-low income residents, DHCD has:



- ♦ Partnered with the DC Department of Employment Services to ensure its apprenticeship program clients are utilized by DHCD grantees in order to fulfill the Section 3 requirement;
- ♦ Partnered with HUD headquarters and the HUD's Fair Housing and Equal Opportunity Washington, DC field office to provide Section 3 training to the business community;
- ♦ Created an internal certification process to ensure that DHCD grantees have a list of businesses (i.e. contractors) that qualify under Section 3 requirements; and
- ♦ Attended job fairs targeting construction businesses in order to recruit new Section 3-certified businesses.

The District will submit all Section 3 information required under 24 CFR 135 to HUD Headquarters on or before January 10, 2008 in order to assist in meeting reporting requirements under Section 808(e)(6) of the Fair Housing Act and Section 916 of the HCDA of 1992. The data will 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.



F. Leveraging Resources

The District's housing and community development programs requires, whenever possible, the maximum use of private financial resources. Because DHCD uses its funds to "close the gap" of needed financing for its selected projects, the private financing sector provides the bulk of each project's funds. Banks and other financial institutions serve as the private financing sources of all housing production, rehabilitation, or capital improvements and ongoing operations.

Many banks have special community lending operations, partly in response to the provisions of the Community Reinvestment Act, which encourages local lenders to invest in affordable housing and other community support projects. Several local banks have been active in supporting nonprofit affordable housing development. The District's public dollars leverage these private funds.

DHCD also works in tandem with non-profit and semi-governmental development organizations to leverage funds for affordable housing and economic opportunity. In addition, the District government and nonprofit developers have actively reached out to capture foundation grants. Many nonprofit organizations seek foundation funding to provide social support services, especially to special needs populations. Among the organizations that are active in this area are the Fannie Mae Foundation, Meyer Foundation, Local Initiatives Support Corporation (LISC), and the Enterprise Foundation.

Matching Funds

Three HUD programs require matching funds: HOME, ESG, and Lead Safe Washington. The Lead Safe Washington program is funded by the lead-based paint grants received in FY 2003: the Lead Hazard Control Grant and the Lead Hazard Reduction Demonstration Grant. The District's FY2008 local match requirement for the Lead-Based Paint grants was 3,029,455.

Under 24 CFR 92.218 *et. seq.*, the District must provide a matching contribution of local funds to HOME-funded or other affordable housing projects as a condition of using HOME monies. The District's FY2008 local match requirement for HOME was \$1,243,708.

DHCD meets its HOME obligation through contributions from the Housing Production Trust Fund, which is described on page 21. Eighty percent of all HPTF monies must benefit households earning up to a true 50 percent of the area median income, which is below the HOME income eligibility maximum; moreover, HPTF-assisted rental projects must be affordable for 40 years, which exceeds the HOME affordability period requirement. In FY2008, the Department's HPTF budget was \$152,703,266. As the Department incurs HOME match-eligible expenses, it will ensure that adequate funding is provided for the matching contribution.

In addition to its federal ESG funds, the District of Columbia provided local match dollars to support outreach and prevention services; support shelter operations and fund renovation of shelter space. The District worked to provide assistance for the homeless through community-based organizations, faith-based organizations and other non-profit service providers. The FY2008 local match for ESG is \$1,262,281 in cash and fair market value of free shelter rent.



G. Citizen Comment

To ensure general citizen participation in the District of Columbia's 2008 CAPER process, DHCD followed its adopted Citizen Participation Plan. Information on the public hearing and public review period was developed and delivered to neighborhood associations, social services agencies, local non-profits, churches, civic service clubs, advisory councils, District staff, City Council, and interested citizens. Notice of the hearing was published in the D.C. Register and local newspapers on or about November 17, 2007 (See Appendix E). The CAPER was made available for a 30-day review and comment period in accordance with HUD guidelines and the Citizen Participation Plan.

The purpose of the public hearings was to provide citizens with an update on the implementation of the current CDBG, HOME, HOPWA and ESG activities and offer the CAPER for public review.

DHCD took the following actions to make the Notice of Public Review available and to invite public comment on the CAPER for FY2008:

1. Direct Mailings to:

Office of the Mayor, City Administrator and Deputy Mayor for Planning and Economic Development; the Council of the District of Columbia; Advisory Neighborhood Commissioners (ANC); ANC Chair offices; Community Development Corporations and Community-Based organizations; Special Needs Housing Organizations; Non-profit Housing Groups; Latino, Asian and Pacific Islander Community Organizations and groups; and private citizens.

2. E-Mail Distribution to:

DHCD's housing partners, community leaders and neighborhood-based list-serves.

3. Website Access:

The draft CAPER was posted on DHCD's website for review.

4. Media:

Notice of 30-day Public Review was provided to diverse media outlets:

- D.C. Register
- The Washington Times
- The Afro-American
- El Tiempo Latino

The following public comments were received by the Department:

Ken Ellison, So Others Might Eat, Inc.

- The DHCD will need to make some critical decisions regarding priorities and So Others Might Eat (SOME) encourages the Department to prioritize special needs housing to the forefront. To the extent that DHCD has limited resources, SOME would like to see them dedicated to the needs of persons who are most vulnerable and are going to be most affected by the current situations. That is a benefit to communities and those individuals, and SOME recognizes DHCD's efforts in those areas.
- SOME is particularly appreciative of noting in the proposed Qualified Allocation Plan for tax credits, the emphasis on special needs and supportive service housing. We believe this to be



consistent with the Mayor's commitments to provide supportive service housing and housing for the homeless and the Department certainly has a major role in that initiative. SOME looks forward to working with DHCD to continue that emphasis and hope, as best we can, to find ways to help you achieve the commitments that DHCD has already made.

- One of the things that SOME has been most pleased about is the effort of the non-profit community to increase its capacity to do special needs housing, which is largely due to the support from DHCD.

Nancy Liebermann, President, Cornerstone, Inc.

- Cornerstone, Inc., applauds the Mayor's initiative to end chronic homelessness and has seen many mental health consumers already placed through this program.
- Cornerstone, along with other intermediaries, continues to be a DHCD partner, and supports the Department's recent Request for Qualifications (RFQ) for an improvement program and urges the District to develop a consolidated Request for Proposals (RFP) that is a "one-stop" medium for developers.
- Cornerstone also supports the continuation of Site Acquisition Financing Initiative (SAFI) and Housing Production Trust Fund (HPTF) monies.
- Ms. Liebermann was directed to Charles Lindsay, interim manager, Residential and Community Services Division, for additional information on DHCD's Single Family Residential Rehab Program.

Jean Michal Giraud, Executive Director, Community Council for the Homeless at Friendship Place

- Commended the DC City Council for its vision, integrity, and commitment to service the District's homeless neighbors through the implementation of the Mayor's new permanent supportive housing initiative.
- Extended its gratitude to the staff at the Department of Human Services (DHS), who worked tirelessly to remove barriers, identify resources, and add flexibility to the system, in order to ensure the programs' success. This initiative has been made possible through funding allocated by the City Council, and in light of the recent budget revision, the Council is urged to continue to fund services for the homeless in this manner in years to come.
- The Community Council for the Homeless at Friendship Place is interested in partnering with DHCD to develop more permanent supportive housing units in Ward 3. In keeping with their current service orientation, they would prefer to develop housing in scattered sites and welcomes the opportunity to work with DHCD on this development.

Ms. Gwen Williams, Client, DC Department of Mental Health

- Thanked DHCD for its partnership with the Department of Mental Health (DMH) in developing 300 new housing units. These units will greatly assist the DMH in providing housing to more individuals with disabilities that have extremely low-incomes.
- Please continue to support DMH with HOME Plus tools.

Amy Garland, Director of Advocacy, Coalition for Non-Profit Housing and Economic Development

- CNHED recommends the issuance of a consolidated RFP for special needs housing, which will include a description of complementary funding sources available from all agencies and combine applications for those resources where appropriate. We commend DHCD for already starting this process with recent RFP's for city owned properties. But advocate that the concept to be extend to properties acquired and developed by non-profits, under an RFP similar, to DHCD's



comprehensive RFP.

- Finally, DHCD has been an efficient and supportive partner in the development of affordable housing and the Coalition would be remiss if it did not highlight what it sees as the Department's accomplishments:
 1. The Coalition applauds the District in its development of the Supportive Housing Plan and appreciates the steps DHCD has already taken in developing a coordinated funding approach for supportive housing.
 2. The Coalition also appreciates the Department's openness its recommendations and believe that a strong working relationship to address issues and challenges as they arise, will result in more affordable housing that benefits D.C. residents who need it most.

Eric Sheptock, District Resident

- Thanked the panel and DHCD for using these opportunities to provide information to the community. This type of forum helps residents to know about, understand, and be able to utilize the various programs that are available.



H. Self Evaluation

The District responds to questions, concerning the self evaluation of the District's overall performance in implementing the Five Year Consolidated Plan, and in particular, its performance during FY2008 in the following manner:

1. Are activities and strategies having an impact on identified needs?

Yes: The District successfully accelerated the production and preservation of affordable housing units in FY2008 by more than 10% over FY2007. The Department increased the number of affordable units funded by implementing improvements to our underwriting criteria, streamlining our due diligence and closing processes, establishing weekly pipeline meetings to go evaluate and respond quickly to changes in project status, revising the Request for Proposal (RFP) to improve qualification criteria, and increasing our leveraging of District resources.

The Department established the Property Acquisition and Disposition Division (PADD) in FY2008, combining local capital funds and federal funds to support the ability of non-profits to acquire property in the District in a timely, affordable manner in order to be better able to serve their and the Department's affordable housing mission. The strategic neighborhood focus of our RFPs, such as the one for the Ivy City/Trinidad Demonstration Project, has permitted the Department to focus and concentrate affordable housing and community facilities in strategic neighborhoods to create better revitalization synergies in those neighborhoods.

2. What indicators would best describe overall results?

During FY2008, the District effectively utilized a comprehensive set of key performance indicators (KPIs) to track the progress of each program and activity identified in the Consolidated Plan. Several of DHCD's measurements include activities and services that are linked directly to the Consolidated Plan. Specifically, the Department exceeded targets for the total number of affordable units funded in FY2008, the number of first-time homebuyers funded by the Home Purchase Assistance Program, the total units funded by the First Right to Purchase Assistance Program for tenants, the total affordable housing units rehabilitated, and the number of loans or grants by the Residential Rehab Program.

In addition, an unprecedented number of these units, 373, were targeted for people with special needs, a population identified as a priority for the District. The number of affordable housing units funded is a critical measure that indicates the revitalization of our neighborhoods and how the need for affordable rental and ownership housing to low and moderate-income households is being addressed.

3. Are major goals on target?

Yes: Over the past few years, DHCD has made a tremendous amount of progress in meeting the priorities set forth in the Consolidated Plan. DHCD increased the supply of affordable housing; expanded homeownership opportunities; and contributed to economic and community revitalization.



In FY2008, DHCD increased the supply of affordable housing by 3,138 units through funds provided for multi-family rehabilitation and/or for pre-development loans for new multi-family and single-family construction projects. ESG funds provided emergency assistance to prevent 101 households from becoming homeless and to provide shelter for 115 families in a family shelter. DHCD also provided housing counseling to 17,338 tenants, home buyers and new homeowners to increase access to housing and stable homeownership.

DHCD's affordable housing construction projects spurred neighborhood revitalization and local economic development. As part of its neighborhood investments over the past year, DHCD funded technical assistance for 3,106 small neighborhood businesses to assist in their retention and expansion, and completed construction on façade improvement projects for 45 small businesses.

The District maintains goals and targets for the priority needs of the communities it serves. Progress continues to meet newly established goals: creation new affordable housing, preservation of existing affordable housing, expansion of homeownership opportunities and meeting the needs of the homeless and those at-risk of becoming homeless. In FY2008, the District's annual allocation of CDBG and HOME grants were supplemented by funding from competitive federal and state grants, as well as our local Housing Production Trust Fund, local operating funds, and capital improvement program funds. Efforts to house special needs populations such as the elderly and people with physical and intellectual disabilities continue to improve through close partnerships with other District agencies.

4. What barriers may have a negative impact on fulfilling strategies and achieving the overall vision?

The number one barrier that prevents the District from fulfilling its vision for District households is the scarcity of resources. Even after leveraging the District's annual Federal entitlement funding of approximately \$40 million with almost \$100 million in local Housing Production Trust Fund dollars, the District's affordable housing and neighborhood economic and community revitalization needs continue to outpace resources. Further, the local Housing Production Trust Fund is funded by revenue from deed and recordation taxes. Generation of this revenue has been negatively impacted by the changed real estate market in FY2008 and projected for FY2009. Therefore, for at least the next two years, dramatically fewer local dollars will be available to leverage the shrinking federal resources.

Moreover, the high cost of housing in the District of Columbia continues to be a barrier as the median home sales price for the District is \$409,000, nearly the same as last year's median price of \$410,000. The final quarter of FY2008 also saw the national mortgage foreclosure crisis finally begin to impact the District in a serious way, heightening the need for the District to maximize resources for foreclosure prevention and the acquisition of vacant and abandoned properties to prevent neighborhood blight.

5. Based on this evaluation, what adjustments or improvements to strategies and activities might meet the identified needs more effectively?



In the face of declining revenues on the local level and diminishing federal fund balances, the District will evaluate all of its strategies for FY2009 to maximize available resources for affordable housing.



I. Monitoring and Compliance

During FY2008, DHCD continued to improve its sub-recipient monitoring program and procedures. DHCD developed its annual sub-recipient monitoring plan, and conducted monitoring reviews of DHCD programs and sub recipients, including the Neighborhood Based Activities (NBA) sub-recipients; and the RLA Revitalization Corporation. The Office of Program Monitoring (OPM) issued monitoring reports that included specific findings and recommendations to be addressed.

OPM continued to use its tracking database to monitor DHCD and sub-recipient corrective action for reports issued by OPM and by external agencies such as HUD, the D.C. Office of the Inspector General, and respective A-133 auditors. Several findings/recommendations were closed due to OPM's tracking and follow-up. OPM also regularly monitors the Integrated Disbursement Information System (IDIS) for CDBG, HOME, HOPWA and ESG commitment and spending requirements. OPM issues monthly spending reports for the above programs.

Community Housing Development Organizations (CHDOs)

During FY2008, DHCD recertified all CHDOs in accordance with the CHDO definition stated in 24 CFR 92.2. The Department also requires that all CHDOs certify their compliance with that definition prior to issuing CHDO funds to them. To maximize the use of CHDO funds, the Office of Program Monitoring monitors the CHDO reservation requirement (in IDIS) on an ongoing basis, and DHCD both advertises technical assistance opportunities to the CHDOs and solicits CHDO participation from nonprofit organizations.

Community-Based Organizations (CBOs)

DHCD monitors the CBO's several times a year. Our on-site monitoring review is focused on the following areas of program administration and regulatory compliance: (This monitoring depends on the program the CBO is working on.)

- Program performance review (national objective, eligible activities, contract objectives, scope of work, contract schedule , contract budget)
- General management practices (procurement practices, conflict of interest)
- Financial management practices (accounting system, internal controls)
- Recordkeeping/reporting practices
- Anti-discrimination compliance
- Activity-specific monitoring

Status of Grant Programs

Most services and activities are conducted within the planned time frame of one to two years. All CDBG, HOME, HOPWA and ESG funded activities are managed and completed well within established schedules except for the activities that have been delayed due to changed circumstances and service areas and populations. DHCD has tried to implement a policy that projects must be ready for funding within three months of the application date.



J. CDBG Program and Use of Funds

During FY2008, Community Development Block Grant (CDBG) activities were conducted in accordance with the priority goals and objectives identified in the Consolidated Plan. DHCD's total CDBG program allocation for FY2008 was \$18,767,297. Funds were distributed among homeownership and home rehabilitation assistance, affordable housing/real estate development, neighborhood investment, economic and commercial development, and administration costs. As stated in statutory requirements, DHCD did not spend more than fifteen percent (15%) of its allocated grant amount on public services and no more than twenty percent (20%) on administrative costs, irrespective of actual expenditures during the program year.

According to the Integrated Disbursement and Information System (IDIS) PR26 Financial Summary Report, DHCD spent 10.99% of its allocated FY2008 grant amount on public services and 12.25% of its allocated grant amount on administration costs.

In FY2008, \$13,679,866 was generated in program income through the CDBG Program. In terms of actual expenditures versus the budgeted amount during FY2008, DHCD spent \$48,118,569 of CDBG funds. The actual expenditure amounts as well as budgeted amounts are listed below.

Table 6: FY2008 CDBG Program (CD-29) Budget

1. Homeownership and Home Rehabilitation Assistance	Budget	Cash/Accrued Expenditures
a. Home Purchase Assistance Program (HPAP)	8,462,960	8,396,486
b. Single Family Residential Rehabilitation Program	2,109,718	830,222
c. Homestead Housing Preservation	842,291	443,9900
Subtotal	11,414,969	9,670,697
2. Affordable Housing/Real Estate Development		
a. Development Finance Division Project Funding	27,017,246	17,480,641.77
b. Tenant First Right to Purchase	858,221	467,445.54
c. Real Estate Acquisition and Disposition	0	0
d. Title VI	0	0
Subtotal	27,875,467	17,948,087
3. Neighborhood Investment		
a. Neighborhood-Based Activities	10,064,176	7,467,780
Subtotal	10,064,176	7,467,780
4. Economic and Commercial Development		
a. Economic Development	200,000	0
b. Real Estate Services and Property Management	102,320	1,831
c. National Capital Revitalization Corporation (RLA-RC)	15,600,000	4,704,675
Subtotal	15,902,320	4,706,506
5. Agency Management Program	8,765,359	6,332,158
6. Program Monitoring and Compliance	1,189,558	1,167,445
7. Agency Financial Operations	1,057,062	825,897
Total CDBG Program	76,268,911	48,118,569



On the subject of timeliness, the District met expectations when an analysis of timeliness ratio was computed for the CDBG program on July 25, 2008, the date by which a jurisdiction cannot have more than 1 ½ times its most recent grant amount unspent. DHCD's ratio was 1.3.

CDBG housing activities undertaken by the DHCD addressed the following Consolidated Plan goals: encouraging revitalization of low-income neighborhoods, housing repairs for elderly persons, and support services to low-income elderly and disabled persons. DHCD's CDBG housing activities for FY2008 were:

- Multi-family rehabilitation,
- Tenant purchase,
- Home purchase assistance,
- Single family rehabilitation, and
- Housing for people with special needs.

Public service activities were focused on the needs of the District's very low to moderate-income residents by assisting with high priority needs. These included, but are not limited to, housing counseling services, crime prevention, neighborhood services, and support for tenants. Other needs listed in the Consolidated Plan and accomplished over the past program year were employment training, small business technical assistance, and façade improvement.

Changes in Program Objectives

While DHCD has used CDBG successfully to carry out its programs, DHCD nonetheless makes changes to its programs as needed.

- DHCD continues to strengthen the monitoring protocols for its Development Finance Division (DFD) programs and for the Neighborhood Investments Program
- DHCD has completely revamped the Department's first-time homebuyer assistance programs, by determining levels of assistance that more strongly relate to household income and prevailing real estate market prices; lowering requirements for the homebuyer's contribution of cash toward the home purchase; and providing more favorable terms for loan repayment. The changes had an immediate positive impact on the Department's homebuyer assistance programs. This was a dramatic improvement in the Department's success toward facilitating homeownership, which had been on the decline due to escalating home sale prices in the District of Columbia.

DHCD's programs have been designed to meet the HUD national objectives of benefiting low- and moderate-income persons, and elimination of slums and blight (through, for example, acquisition, disposition and rehabilitation).



K. HOME Program and Use of Funds

DHCD's HOME program for FY2008 was designed to address both rental housing activities as well as owner-occupied housing activities, which deal with the Consolidated Plan's housing goals of increasing the availability of affordable rental units targeted to extremely low, very low-, and low-income families and to encourage revitalization of low-income neighborhoods through housing rehabilitation. The Department's HOME program allocation for FY2008 was \$8,731,505.

HOME activities implemented in FY2008, which adhere to the Consolidated Plan goals, were:

- Multifamily development, including rehabilitation;
- Down payment assistance through the HPAP program; and,
- Single family rehabilitation.

In FY2008, \$3,739,760 was generated in program income through the HOME Program. In terms of actual expenditures versus the budgeted amount during FY2008, DHCD spent \$14,262,590 in HOME funds. The actual expenditure amounts as well as budgeted amounts are listed below.

Table 7: FY2008 HOME Program Budget

1. Agency Management Program	BUDGET	Cash/Accrued Expenditure
a. Agency Management	218,780	183,781
Subtotal	218,780	183,781
2. Affordable Housing/Real Estate Development		
a. DFD Project Financing	14,747,588	9,361,416
b. Tenant Apartment Purchase Activity	0	0
Subtotal	14,747,588	9,361,416
3. Homeownership and Home Rehabilitation Assistance		
a. Home Purchase Assistance Program (including ADDI)	5,684,266	3,753,665
b. Single Family Residential Rehabilitation	1,055,000	651,450
Subtotal	6,739,266	4,405,115
4. Neighborhood Investment		
a. CHDO Operating Grants	431,079	312,278
Subtotal	431,079	312,278
TOTAL HOME Program	22,136,713	14,262,590

HOME Match Requirement

Under 24 CFR 92.218 et. seq., the District must provide a matching contribution of local funds to HOME-funded or other affordable housing projects as a condition of using HOME monies. The District's FY2008 local match requirement for HOME was \$1,243,708. DHCD provided this match through Housing Production Trust Fund-financed investments in housing that met the HOME definition of affordable housing. (See HOME Match Report, Appendix F).



HOME MBE and WBE Report

Submittal of each annual CAPER must also include Part III of HUD Form 4107, otherwise known as HOME Annual Performance Report. Specifically, this report is used to report on the contracting and subcontracting opportunities with MBEs and WBEs for any HOME projects completed during FY2008. While there are no statutory requirements for contracting with a MBE or WBE, HUD uses this report to determine the outreach efforts of the Agency to MBEs and WBEs. (See HUD Form 4107, to be included as Appendix F).

In terms of Affirmative Marketing, DHCD has established measures to guarantee compliance with affirmative marketing guidelines, including providing prospective funding recipients and all other affected stakeholders, i.e. developers, non-profits, the general public and tenants, with information on such fair housing requirements. The grantees are informed of their responsibility to make good faith efforts to provide information and otherwise attract eligible persons from racial, ethnic, familial composition, and gender groups in the District to occupy the available housing units who otherwise would not be aware of such programs or projects. Following are some actions mandated to assure affirmative marketing:

- All housing related programs and projects must display the “Equal Housing Opportunity” logo/slogan or statement in any advertising or solicitation for tenants or participants.
- Management companies of multifamily funded projects must display the fair housing posters wherever applications are accepted.
- Inform and solicit applications for vacant units for persons in the housing market who are least likely to apply for housing unless special outreach is completed.
- Inform targeted community agencies of the availability of units in order to reach the ethnically/racially/linguistically isolated community.
- Accept referrals from the D.C. Housing Authority that match the affirmative marketing requisites.
- Obtain information about apartment buildings occupied by community organizations and churches whose members are non-minority and are located in the various neighborhoods in which the program operates.

DHCD also continues to ensure that all its public documents have the District’s Non-Discrimination clause as mandated by the Mayor’s Executive Order 11246 and the implementing regulations at 41 CFR Chapter 60. This clause provides that:

In accordance with the D.C. Human Rights Act of 1977, as amended, D.C. Official Code Section 2-1401.01 et seq., (Act) the District of Columbia does not discriminate on the basis of actual or perceived: race, color, religion, national origin, sex, age, marital status, personal appearance, sexual orientation, gender identity or expression, familial status, family responsibilities, matriculation, political affiliation, genetic information, disability, source of income, status as a victim of an intrafamily offense, or place of residence or business. Sexual harassment is a form of sex discrimination which is prohibited by the Act. In addition, harassment based on any of the above protected categories is prohibited by the Act.



Discrimination in violation of the Act will not be tolerated. Violators will be subject to disciplinary action.



L. HOPWA Program and Use of Funds

DHCD is the HOPWA Formula Grantee for the Washington, DC Eligible Metropolitan Statistical Area (EMA). The District's, Department of Health, Administration for HIV Policy and Programs (AHPP) is the sub-recipient of the HOPWA funds received by the District. The regional HOPWA allocation is administered through and monitored by the D.C. Department of Health, HIV/AIDS Administration (HAA). Funds are distributed through HAA's various programs. FY2008 expenditures include carry-over funding from the prior year. The actual expenditure amounts as well as budgeted amounts are listed below.

Table 8: FY2008 Housing for Persons With AIDS Program EMSA-Wide Budget

HOPWA Eligible Activity	BUDGET	Cash/Accrued Expenditures
1. Housing Information Services	\$412,687	\$488,184
2. (Support Services)Repair of Facilities	\$250,000	\$139,486
3. Project-based Rental Assistance	\$3,337,454	\$612,684
4. Tenant-based Rental Assistance	\$4,295,408	\$6,587,682
5. Short-term rent, Mortgage, and Utility Payments	\$402,190	\$700,583
6. Supportive Services	\$1,277,606	\$1,776,311
7. Operating Costs For Project Based Facility	\$10,500	\$2,204,331
8. Permanent Housing Placement	\$50,000	\$21,863
9. Administrative Expenses – 7% Cap	\$747,363	\$647,289
10. Administrative Expenses Grantee 3% Off the Top Total HOPWA Formula Award	\$334,792	\$289,212
TOTAL HOPWA Program	\$11,118,000	\$13,467,626

HOPWA funds were used to provide short-term supportive housing opportunities, tenant-based vouchers and mortgage/utility payments for 428 persons living with HIV/AIDS in the DC Statistical Metropolitan Area (SMA). Housing information services were provided to 6,917 persons, and 4,373 persons received supportive services in HOPWA-provided housing. Table 9 shows a summary of the specific HOPWA objectives for FY2008. For further information on program activities, DC EMA regional grantees, and use of funds, please see Appendix H.

Table 9: Summary of Specific HOPWA Objectives for FY2008

Specific Objectives	Sources of Funds	Performance Indicators	Expected Number	Actual Number	Outcome/ Objective*
Provide housing information services to persons living with HIV/AIDS	HOPWA	<ul style="list-style-type: none"> No. of persons assisted 	1,850	6,917	DH-1
Provide and sustain short-term supportive housing opportunities to persons with HIV/AIDS	HOPWA	<ul style="list-style-type: none"> No. of housing units No. with short-term rental assistance No. of homeless and chronically homeless households assisted 	495	428	DH-2



L. HOPWA Program and Use of Funds

Specific Objectives	Sources of Funds	Performance Indicators	Expected Number	Actual Number	Outcome/ Objective*
Provide supportive services to HOPWA-assisted housing	HOPWA	<ul style="list-style-type: none"> No. of persons assisted 	1,795	4,373	DH-1
Provide operating support to housing for persons living with HIV/AIDS	HOPWA	<ul style="list-style-type: none"> No. of persons assisted 	258	221	DH-1
Provide TBRA rental subsidies to persons living with HIV/AIDS	HOPWA	<ul style="list-style-type: none"> No. of persons assisted 	780	749	DH-2



M. ESG Program and Use of Funds

DHCD exceeded its FY2008 Action Plan goal under the ESG to provide shelter for 60 families. Shelter was provided for 115 families by supporting operations of a family shelter at 1448 Park Road NE. The goal of assisting 200 individuals/families with emergency eviction prevention was not met in FY2008, but 54 families and 47 individuals were provided with prevention assistance for a total of 101 cases.

Table 10: Summary of Specific Homeless Objectives for FY2008

Specific Objectives	Sources of Funds	Performance Indicators	Expected Number	Actual Number	Outcome/Objective
Homeless Objectives					
Prevent increases in homelessness	ESG	<ul style="list-style-type: none"> No. of households that received emergency financial assistance to prevent homelessness 	200	101	DH-2
Support homeless families	ESG	<ul style="list-style-type: none"> No. of homeless families given overnight shelter. 	60	115	SL-1
Maintain the quality of shelter provided to homeless persons	ESG	<ul style="list-style-type: none"> Emergency Housing: No. of beds created in an overnight shelter or other emergency housing. 	0	0	SL-1

In FY2008, funds reported on are from the ESG 2005 award that was given to DHCD in a grant agreement dated February 23, 2006. All 2004 ESG funds were expended within the required 24-month spending period, which expired on February 23, 2008. In addition, a portion of the ESG 2006 funds which were funds awarded to DHCD on February 20, 2007 was expended in FY2008. The balance of ESG 2006 funds will be carried over to FY2009, as they must be expended by February 20, 2009. Tables 10 and 11 show the ESG expenditures and accomplishments for FY2008.

Table 11: ESG Program Expense, FY2008

ACTIVITY/SERVICE	PLANNED	ACTUAL	ESG EXPENSE
Homeless Prevention/Emergency Assistance Grants	200*	101	\$119,686.45
Shelter Operations	60	115	\$458,040.70
Administration Cost	NA	NA	\$17,230.78
Total	199	216	\$594,957.93

*families/adults

Distribution of Funds by Goals

In FY2008, using 2005 and 2006 ESG funds, the Community Partnership paid for the following activities as planned per its FY2008 spending plan though the FY08 action plan was based on ESG 2007 budget figures:

1. Homeless Prevention/Emergency Assistance Grants for Families and Adults-



- Goal: Grants were to be made to 200 recipients through the Emergency Assistance Fund and neighborhood-based Family Support Collaborative for a total amount of \$246,000.
- Actual: 54 families and 47 adults were assisted using \$19,806 in ESG 2005 funds and \$99,880.41 in ESG 2006 funds.

Sponsor: The Community Partnership for the Prevention of Homelessness

Funding Source: ESG

Budget Amount: \$246,000 (2007 ESG)

Total Expenditure: \$19,806 (2005 ESG)
\$99,880.41 (2006 ESG)

Anticipated Outcome Measure: 200 clients served

Actual Outcome Measure: 101 clients served (54 families and 47 adults)

The target set for this activity assumed that the ESG 2006 funding would begin when the 2005 funding ended. This was not the case. All ESG 2005 funding for prevention was exhausted as of October 31, 2007, but the ESG 2006 agreement with The Community Partnership was not executed until February 15, 2008. Prevention activity began again March 1, 2008. There was no prevention activity in May and June of 2008 as that was the time that the DC Emergency Assistance Fund conducted its bi-annual competition for agencies to receive awards to distribute ESG prevention funds. While the program met 66% of its program goal, it only expended 48% of the funds. The additional ESG 2006 funds are still available until February 20, 2009 and will be fully expended before the deadline.

10. Shelter Operations

- GOAL: Grants were to be made for the cost of rent at the Park Road Family Shelter (45 units) for a total of \$307,000.
- Actual: A total of \$262,043.03 of ESG 2005 funds and \$195,997.67 was paid in expenses for Shelter Operations which funded the rent for the 45-unit shelter at the Park Road Family Shelter which was expected to serve 60 different families. The shelter served 115 families during the fiscal year.

Sponsor: The Community Partnership for the Prevention of Homelessness

Funding Source: ESG

Budget Amount: \$307,000 (2007 ESG)

Total Expenditure: \$262,043.03 (2005 ESG)
\$195,997.67 (2006 ESG)

Anticipated Outcome Measure: 60

Actual Outcome Measure: 115 families

In FY2008, the 115 families served at the Park Road Family Shelter greatly exceeded the target of 60. The target was set based on experience with families moving slowly out of emergency shelter due to lack of transitional housing. At the end of FY2007 and for all of FY2008, the District has been moving families into the System Transformation Initiative program, a scattered site transitional program which has eased the burden on emergency shelter by providing more transitional housing options for families. In FY2008, the program, funded by the DC Department of Human Services and coordinated by The Community Partnership, housed 223 families in this transitional program.



11. Renovation and Rehabilitation

- GOAL: Funds in the amount of \$227,555 were included in the ESG 2007 recitals to fund repairs to emergency shelters in the DC Continuum of Care.
- Actual: No ESG funds were expended in FY08 for shelter renovations. The ESG 2007 funds committed for this purpose will be expended to make renovations to the Emery Shelter at 1725 Lincoln Road in the fall of 2008. This project will be completed before the expiration of the ESG 2006 award. The ESG 2006 award expires February 20, 2009.

Sponsor: The Community Partnership for the Prevention of Homelessness

Funding Source: ESG

Budget Amount: \$307,000 (2007 ESG)

Total Expenditure: \$0

Anticipated Outcome Measure: N/A

Actual Outcome Measure: N/A

12. Staff, Operating Costs and Administration

- GOAL: Funds in the amount of \$39,391 were included in the ESG 2007 recitals to cover a portion of administrative costs for the Community Partnership's staff involved in the ESG program and for fiscal monitoring of ESG-funded activities.
- Actual: The Community Partnership for the Prevention of Homelessness spent \$17,230.78 of the budgeted amount for administration.

Sponsor: The Community Partnership for the Prevention of Homelessness

Funding Source: ESG

Budget Amount: \$39,391 (2007 ESG)

Total Expenditure: \$3,692.31 (2005 ESG)

\$13,538.47 (2006 ESG)

Anticipated Outcome Measure: N/A

Actual Outcome Measure: N/A

ESG Matching Funds

In addition to its federal ESG funds, the District provided local matched dollars to support outreach and prevention services; support shelter operations and fund renovation of shelter space. The District works to provide assistance for the homeless through community-based organizations, faith-based organizations and other non-profit service providers.

**Table 12: Local ESG Match Expenditures for 2008**

PREVENTION/EMERGENCY ASSISTANCE GRANTS		
Nonprofit Organization	Funding Source	Funding Level
Virginia Williams Family Resource Center (Family Central Intake) – operated by the Coalition for the Homeless	TANF block grant allocated by DHS, funding staff salaries	\$522,561.85
The Community Partnership Emergency Rental Assistance Program Team	Screening applicants for local rent subsidy program, preparing requests for ESG funded prevention and locally funded rental assistance program	\$35,000
Total Prevention		\$557,561.85

ESSENTIAL SERVICES/SHELTER OPERATIONS		
Shelter Operations	Funding Source	Funding Level
Park Road Family Shelter, 1448 Park Rd NW	TANF and local funding, DHS Appropriation funding program costs	\$704,719.05
Total Shelter Operations		\$704,719.05

Method of Distribution

In FY2008, DHCD worked directly through the Partnership for the Prevention of Homelessness and its sub-grantees to carry out the intent of the ESG program. The Partnership serves as the lead agency for the City's Continuum of Care program.

The Partnership utilizes three categories of procurement to establish or expand new services from District and federal funding sources.

1. Open Competition is the most frequently used method. The Partnership issues Requests for Proposals (RFPs) for desired services. The RFPs define in detail the services required. Draft RFPs are reviewed in a public conference prior to the issuance of a final RFP in order to insure maximum understanding and participation by potential providers. The Partnership accepts competitive applications from any interested organization. Applications submitted in response to RFPs are evaluated and ranked, according to the ranking criteria outlined in the RFP, by panels of three to five persons consisting of Partnership Board members and outside reviewers who have been determined to have no personal or financial interest in the provision of services under the various programs to be funded. The review panel makes recommended selection of awardees to the Partnership's Executive Director who, in consultation with the Board, is responsible for determining which proposals shall be funded.
2. Limited Competition is used to competitively bid within a limited pool of qualified providers. The basic criteria for inclusion in such procurement include: long standing and unique experience, capacity to implement a special project for a limited period of time, and/or capacity to provide a unique and specialized service under extenuating circumstances.



3. Sole Source Contracts are used primarily for interim contracts for projects that may be subject to an open competition at a later date; collaborative agreements with substantively qualified agencies that can advance a particular initiative; or personal services and consultant contracts to achieve limited objectives.
4. HUD SuperNOFA McKinney-Vento Continuum of Care Funds: Annual submissions to HUD for Continuum of Care funding utilize the open competition method of procurement. The application considers both new permanent housing proposals and renewals of existing transitional housing, permanent supportive housing and supportive services only (employment, healthcare, childcare). Once HUD announces the SuperNOFA round, the Partnership issues a broadcast fax and email to more than 125 programs announcing the availability of HUD funding. A letter of intent to apply is requested from all entities interested in submitting a new application. Several meetings are held to discuss the process and rank the proposals. The following objective criteria have been established for use by the SuperNOFA Project Priority Review Committee in ranking applications:
 - a. Performance on achieving past measurable objectives
 - b. Demonstrable and credible outcomes on Housing, Income, Occupancy and Self-Sufficiency measurable objectives
 - c. Leveraging of additional public and private resources
 - d. Cost effectiveness in terms of measurable outcomes per HUD dollar
 - e. Project readiness for new proposals
 - f. Access to mainstream services for clients

Activity and Beneficiary Data

The FY2008 Action Plan states that the District and Community Partnership will continue to seek McKinney-Vento Act “Continuum of Care” funds to maintain and build its system of care for homeless people. In FY2008, the Community Partnership received notice of awards in the amount of \$17,447,828 million from its FY2007 “Continuum of Care” application to HUD. The annual competition for McKinney-Vento funds in FY2008 was extended with a submission deadline of October 23, 2008. The 2008 Continuum of Care application prepared and submitted by the Community Partnership will be in the amount of, at least, \$16.2 million in McKinney-Vento funds, as follows:

Table 13: 2008 Continuum of Care Project Priorities

(1) Applicant	(2) Project Sponsor	(3) Project Name	(4) Numeric Priority	(5) Requested Project Amount	(6) Term of Project	SHP New	SHP Renewal	S+C
The Community Partnership	Pathways to Housing/DC	Permanent Singles	1	927,780	3	PH		
The Community Partnership	Conerstone	Permanent Singles	2	78,750	1	PH		
The Community Partnership	The Community Partnership	HMIS Expansion Grant	3	\$75,000	1		HMIS	
Transitional Housing Corporation	Transitional Housing Corporation	Partner Arms I	4	\$127,385	1		TH	



M. ESG Program and Use of Funds

(1) Applicant	(2) Project Sponsor	(3) Project Name	(4) Numeric Priority	(5) Requested Project Amount	(6) Term of Project	SHP New	SHP Renewal	S+C
The Community Partnership	Community Council for the Homeless at Friendship Place	Bridges 1	5	108,333	1		PH	
The Community Partnership	Community Council for the Homeless at Friendship Place	Bridges 2	6	138,731	1		PH	
The Community Partnership	Catholic Charities	St Martins	7	\$168,641	1		TH	
The Community Partnership	Rachael's Women's Center	Rachael's Permanent Housing	8	\$165,819	1		PH	
The Community Partnership	Catholic Charities	Tenants Empowerment Network	9	\$257,404	1		TH	
The Community Partnership	Catholic Charities	St. Matthias Mulumba House	10	\$245,422	1		TH	
Hannah House	Hannah House	THEIRS Program for Family Reunification	11	\$148,115	1		TH	
The Community Partnership	US Vets	Ignatia House	12	277,774	1		TH	
Community Family Life Services	Community Family Life Services	Trinity Arms	13	\$140,205	1		TH	
House of Ruth	House of Ruth	Domestic Violence TH Programs	14	\$321,806	1		TH	
The Community Partnership	New Hope Ministries	New Hope Ministries Safe Haven Program	15	\$232,880	1		TH	
Families Forward	Families Forward	Stable Families 3	16	\$201,224	1		TH	
Families Forward	Families Forward	Stable Families 1	17	\$229,046	1		TH	
Salvation Army	Harbor Light Treatment Center	The Harbor Light Center	18	\$475,935	1		TH	
The Community Partnership	Community Connections	Permanent Housing for Dually Diagnosed Men (SAMI/Girard)	19	\$121,728	1		PH	
The Community Partnership	Catholic Charities	Mt. Carmel House	20	\$189,000	1		TH	
The Community Partnership	New Endeavors by Women	New Expectations (NEW)	21	\$210,119	1		TH	
The Community Partnership	Green Door	Green Door Permanent Housing	22	\$144,758	1		PH	
Sasha Bruce Youthworks	Sasha Bruce	Olaiya's Cradle	23	\$189,058	1		TH	
The Community Partnership	Miriam's House	Miriam's House	24	\$141,214	1		PH	
Sasha Bruce Youthworks	Sasha Bruce	Independent Living Program #1	25	\$67,628	1		TH	
Sasha Bruce Youthworks	Sasha Bruce	Independent Living Program #2	26	\$129,593	1		TH	
Coalition for the Homeless	Coalition for the Homeless	Spring Road Family Apartments	27	\$171,453	1		TH	
The Community Partnership	Christ House	Kairos House	28	\$899,866	1		TH	
The Community Partnership	House of Ruth	Hope Rising Program	29	\$239,506	1		PH	
The Community Partnership	Transitional Housing Corporation	Partner Arms II	30	\$148,925	1		TH	
The Community Partnership	Chronic Homeless Initiative 2		31	\$275,020	1		PH	
The Community Partnership	House of Ruth	New Beginnings Transitional Housing Program	32	\$134,835	1		TH	



M. ESG Program and Use of Funds

(1) Applicant	(2) Project Sponsor	(3) Project Name	(4) Numeric Priority	(5) Requested Project Amount	(6) Term of Project	SHP New	SHP Renewal	S+C
The Community Partnership	Community Connections	Permanent Housing for Women with Mental Illness and Trauma (Trauma/Suitland)	33	\$109,725	1		PH	
The Community Partnership	Community Connections	Permanent Housing for Adults with Mental Illness & HIV (HIV/G)	34	\$132,300	1		PH	
Community Connections	Community Connections	Transitional Housing for Homeless Mentally Ill Adults/Training Apartments	35	\$98,175	1		TH	
The Community Partnership	Calvary Women's Services	Calvary Transitional Housing Program	36	\$142,306	1		TH	
The Community Partnership	New Endeavors by Women	New Generations	37	\$176,226	1		TH	
The Community Partnership	Woodley House	Holly House	38	\$86,003	1		PH	
Community Connections	Community Connections	Transitional Living Communities for Homeless, Mentally Ill Adults (TLC)	39	\$106,864	1		TH	
House of Ruth	House of Ruth	Unity Transitional Housing Program	40	\$114,586	1		TH	
The Community Partnership	Bethany, Inc.	Good Hope House	41	\$78,342	1		TH	
The Community Partnership	Coates and Lane	Coates and Lane Supportive Housing Program	42	\$346,324	1		PH	
The Community Partnership	Gospel Rescue Ministries	Gospel Rescue Ministries TH Program	43	\$100,905	1		TH	
Pathways to Housing DC	Pathways	Serial Inebriates	44	\$495,967	1		PH	
The Community Partnership	Access Housing	Chesapeake Veterans House	45	\$275,106	1		TH	
The Community Partnership	Latin American Youth Center	Latino Transitional Housing Partnership	46	\$580,428	1		TH	
So Others Might Eat	SOME	Exodus House Transitional Housing Addictions Program for Homeless Men	47	\$323,673	1		TH	
So Others Might Eat	SOME	Women's Transitional Housing Addictions Program	48	\$513,940	1		TH	
House of Ruth	House of Ruth	Reunified Families Transitional Housing Program	49	\$84,383	1		TH	
So Others Might Eat	SOME	Mickey Leland Transitional Housing Addictions Program for Homeless Men	50	\$101,333	1		TH	
House of Ruth	House of Ruth	Madison Transitional Housing Program	51	\$144,083	1		TH	
The Community Partnership	Coalition for the Homeless	Blair Transitional Rehabilitation Program (TRP)	52	\$204,748	1		TH	
The Community Partnership	Catholic Charities	Families in Transition	53	\$196,569	1		TH	
The Community Partnership	Neighbor's Consejo	Casa Paz	54	\$149,203	1		TH	
The Community Partnership	Neighbor's Consejo	Casa Libertad	55	\$150,000	1		TH	
Subtotal: Requested Amount for CoC Competitive Projects:				\$12,094,142				
Department of Housing & Community Development	The Community Partnership	Shelter Plus Care SRA		\$2,762,196	1			



M. ESG Program and Use of Funds

(1) Applicant	(2) Project Sponsor	(3) Project Name	(4) Numeric Priority	(5) Requested Project Amount	(6) Term of Project	SHP New	SHP Renewal	S+C
Department of Housing & Community Development	The Community Partnership	Shelter Plus Care TRA		\$801,576	1			
Department of Health	Community Connections	Shelter Plus Care - SRA		\$217,728	1			
Department of Health	Community Connections	Shelter Plus Care - TRA		\$288,408	1			
Subtotal: Requested Amount for S+C Renewal Projects:				\$4,069,908				
Total CoC Requested Amount (line 8 + line 10):				\$16,164,050				



Appendix A Development Finance Division FY2008 Funded Activities

Project: ERCDC CHDO Affordable Housing

Project Type/Description: Rental Rehab Mult-Family Housing, submitted in the RFP competition (under the DFD Project Financing Rental Housing portion of the Program) for rehabilitation construction assistance.

Address: 1708-1710 T St. SE, 1814-1816 29th St. SE, 1350-1354 Jasper Place SE

Total Development Cost: \$22,938,126

Ward: 8

DHCD Budget Funding: \$4,340,556

Sponsor: ERCDC

Total Expenditure: 3,519,607.09

Anticipated Outcome: 98 affordable housing units

Funding Source: HOME/LIHTC HOME \$4,430,556
LIHTC \$1,600,000

Actual Outcome: 0 housing units

Closing Date: Nov - 07

Beneficiaries: 98 Households at 51-60% AMI

IDIS #:756

Project: Mt. Olivet Special Needs

Project Type/Description: Construction assistance for special needs rental rehabilitation

Address: 1200 Block of Mt. Olivet Road NE

Total Development Cost: \$1,637,000

Ward: 5

DHCD Budget Funding: \$675,000

Sponsor: Community Connections, Inc.

Total Expenditure: \$675,000

Anticipated Outcome: 16 special needs units

Funding Source: HOME (RFP Competition)

Actual Outcome: 16 special needs units

Closing Date: Dec-07

Beneficiaries: 16 households at 0-30% AMI

IDIS #: 755

Project: Parkside Terrace Apartments

Project Type/Description: Construction assistance for complete rehabilitation of 213 unit building into a 316 unit building serving families and senior citizens (each group with a separate entrance) . Construction is currently proceeding and should be finished in late 2009

Address: 3700 9th Street SE

Total Development Cost: \$75,000,000

Ward: 8

DHCD Budget Funding: \$21,452,064

Sponsor: Parkside Terrace Development LLC

Total Expenditure: \$16,961,850

Anticipated Outcome: 316 affordable rental units

Funding Source: HPTF

Actual Outcome: 0 affordable rental units

Closing Date: Dec-07

Beneficiaries: 316 households at 0-60% of AMI

HDS #: 08-HPTFPTLLC-F

Project: Ontario Court Apartments

Project Type/Description: Multi-family rehabilitation assistance- submitted through the RFP competition process (under the DFD Project Financing Rental Housing portion of the Program)

Address: 2525 Ontario Road NW

Total Development Cost: \$9,267,065

Ward: 1

DHCD Budget Funding: \$3,500,000

Sponsor: Jubilee Housing LLP

Total Expenditure: \$3,428,019

Anticipated Outcome: 27 affordable rental housing units

Funding Source: HPTF

Actual Outcome: 0 affordable rental housing units

Closing Date: Dec - 07

Beneficiaries: 14 at 0-30% of AMI, 8 at 51-80% of AMI

HDS #: 2008-HPTFJOC-F



Project: Golden Rule Apartments

Project Type/Description: Predevelopment and demolition assistance to facilitate development of 170 affordable rental apartments.

Address: Unit Block of K Street NW

Ward: 6

Sponsor: Golden Rule Apartments, Inc.

Anticipated Outcome: 170 affordable rental units

Actual Outcome: 0 affordable rental units

Beneficiaries: 42 households 0-30% of AMI, 128 households at 61-80% of AMI

Total Development Cost: \$55,773,785

DHCD Budget Funding: \$950,000

Total Expenditure: \$423,926.84

Funding Source: HPTF

Closing Date: Dec- 07

HDS #: 08-HPTFGRA-F

Project: Holy Comforter Special Needs

Project Type/Description: Construction assistance for development of special needs program services and administrative offices- submitted in the RFP competition (under the DFD Project Financing Rental Housing portion of the Program),

Address: 124 15th Street SE

Ward: 6

Sponsor: Holy Comforter Community Action Group (CAG)

Anticipated Outcome: community facility for program service delivery to low income District residents

Actual Outcome: Community facility not completed

Beneficiaries: Low income District residents

Total Development Cost: \$3,000,000

DHCD Budget Funding: \$3,000,000

Total Expenditure: \$329,809.75

Funding Source: CDBG (RFP Competition)

Closing Date: Jan -08

IDIS #: 1405

Project: Martin Luther King Jr. Latino Cooperative Rehab

Project Type/Description: Construction assistance for substantial rehabilitation of 74 affordable ownership cooperative apartment units submitted in the RFP competition (under the DFD Project Financing Rental Housing portion of the Program). Construction is proceeding and will be completed in early 2009.

Address: 1236 11th Street NW

Ward: 2

Sponsor: Martin Luther King Jr Latino Cooperative

Anticipated Outcome: 74 affordable ownership apartments

Actual Outcome: 0 housing units

Beneficiaries: 74 at 61-80% AMI,

Total Development Cost: \$6,569,499

DHCD Budget Funding: \$6,569,499

Total Expenditure: \$3,582,132.90

Funding Source: HPTF

Closing Date: Jan -08

HDS #: 08-HPTFMLKREHAB-F

Project: Rosedale Property Disposition

Project Type/Description: Disposition of District owned land for the development of 28 townhouse units 10 of which will be affordable homeownership units.

Address: 400 Block of 17th Street NE

Ward: 6

Sponsor: Rosedale Development LLC

Anticipated Outcome: 10 affordable ownership units

Actual Outcome: 0 housing units

Beneficiaries: 2 at 31-50% of AM, 8 at 61-80% of AMI

Total Development Cost: \$8,875,664

DHCD Budget Funding: Disposition

Total Expenditure: Disposition

Funding Source: Disposition

Closing Date: Feb -08

**Project:** Ailanthus Cooperative**Project Type/Description:** Tenant First Right to Purchase Acquisition.**Address:** 1468 Harvard Street NW**Ward:** 1**Sponsor:** Ailanthus Cooperative**Total Development Cost:** \$925,000**DHCD Budget Funding:** \$925,000**Total Expenditure:** \$925,000**Anticipated Outcome:** 9 units of affordable ownership units**Funding Source:** HPTF**Actual Outcome:** 9 units of affordable ownership units**Closing Date:** Feb -08**Beneficiaries:** Households at 0-80% of AMI**HDS #:** 08-HPTFACI-S**Project:** Homes for Hope, Inc.**Project Type/Description:** Construction assistance for special needs rental rehabilitation.**Address:** 3005 G Street SE**Ward:** 7**Sponsor:** Homes for Hope, Inc.**Total Development Cost:** \$400,000**DHCD Budget Funding:** \$400,000**Total Expenditure:** \$311,510**Anticipated Outcome:** 2 special needs affordable housing units**Funding Source:** CDBG**Actual Outcome:** 2 housing units**Closing Date:** Apr-08**Beneficiaries:** 2 households 0-30% of AMI**IDIS #:** 138**Project:** Lincoln Heights Predevelopment**Project Type/Description:** Predevelopment funding to facilitate the redevelopment of Lincoln Heights public housing units.**Address:** 50th Street NE and Clay Street NE**Ward:** 7**Sponsor:** District of Columbia Housing Authority**Total Development Cost:** \$250,000**DHCD Budget Funding:** \$250,000**Total Expenditure:** \$249,963.88**Anticipated Outcome:** one for one replacement of public housing units**Funding Source:** CIP**Actual Outcome:** 0 housing units**Closing Date:** Apr-08**Beneficiaries:** low income public housing residents**Project:** Barry Farm/Sheridan Terrace Predevelopment**Project Type/Description:** Predevelopment costs associated with replacement Rental & ownership Housing submitted to DHCD by DC Housing Authority for site predevelopment capital project.**Address:** 1100 blocks of Sumner and Eaton Roads SE and Sheridan Road SE**Ward:** 8**Sponsor:** District of Columbia Housing Authority**Total Development Cost:** \$250,000**DHCD Budget Funding:** \$250,000**Total Expenditure:** \$ 0**Anticipated Outcome:** one for one replacement of public housing units**Funding Source:** CIP**Actual Outcome:** 0 housing units**Closing Date:** Apr -08**Beneficiaries:** low income public housing residents**Project:** Copeland Manor Cooperative**Project Type/Description:** Tenant First Right to Purchase Program Acquisition**Address:** 4710- 1460 C Street SE**Ward:** 7**Sponsor:** Copeland Manor Cooperative**Total Development Cost:** \$4,083,696**DHCD Budget Funding:** \$4,083,696**Total Expenditure:** \$4,083,696**Anticipated Outcome:** 61 units of affordable ownership housing**Funding Source:** HPTF**Actual Outcome:** 61 units of affordable ownership housing**Closing Date:** Apr -08**Beneficiaries:** 61 households at 61-80% of AMI,**HDS #:** 08-HPTF-COPE-F

**Project:** Pleasant Park Cooperative**Project Type/Description:** Tenant First Right to Purchase Acquisition**Address:** Clay Street, Banks Place NE**Ward:** 7**Sponsor:** Pleasant Park Cooperative**Anticipated Outcome:** 60 units of affordable ownership housing**Actual Outcome:** 60 units of affordable ownership housing**Beneficiaries:** 60 households 61-80% of AMI**Total Development Cost:** \$4,710,265**DHCD Budget Funding:** \$4,710,265**Total Expenditure:** \$4,710,265**Funding Source:** HPTF**Closing Date:** Apr -08**HDS #:** 08-HPTF-PPTA-F**Project:** Zagami House/SOME**Project Type/Description:** Acquisition assistance involved with special needs rental rehabilitation.**Address:** 1701 19th Street SE**Ward:** 8**Sponsor:** SOME, Inc.**Anticipated Outcome:** 12 special needs affordable housing units**Actual Outcome:** 0 housing units**Beneficiaries:** 12 households at 0-30% AMI**Total Development Cost:** \$3,846,637**DHCD Budget Funding:** \$1,000,000**Total Expenditure:** \$1,000,000**Funding Source:** HPTF**Closing Date:** Apr- 08**IDIS #:** 2006-HPTFZH-F**Project:** Washington Highlands /DCPL MOU**Project Type/Description:** Predevelopment design assistance to facilitate the redevelopment of the Washington Highlands Branch Library.**Address:** Unit Block of Atlantic Street SW**Ward:** 8**Sponsor:** DC Public Libraries**Anticipated Outcome:** Replacement Library Branch**Actual Outcome:** 0**Beneficiaries:** Residents of the Bellevue Neighborhood**Total Development Cost:** \$2,000,000**DHCD Budget Funding:** \$2,000,000**Total Expenditure:** \$2,000,000**Funding Source:** CIP (Intra-District)**Closing Date:** May- 08**Project:** Shalom House Loan Refinancing**Project Type/Description:** Refinancing of old multi-family loan and addition of more funding for minor rehabilitation to the property.**Address:** 1876 4th Street NE**Ward:** 1**Sponsor:** SOME, Inc.**Anticipated Outcome:** 118 affordable rental housing units**Actual Outcome:** 118 affordable rental housing units**Beneficiaries:** 30 households at 0-30% AMI, 30 households at 31-50% AMI, 29 households at 51-60% AMI, 29 households at 61-80% AMI**Total Development Cost:** \$1,981,713**DHCD Budget Funding:** \$1,981,713**Total Expenditure:** \$1,916,713**Funding Source:** HPTF**Closing Date:** May 08**HDS #:** 08-HPTF-SH-F**Project:** Ionia Whipper Educational & Residential Center**Project Type/Description:** Predevelopment assistance for development of educational facility.**Address:** 2000 Channing Street NE**Ward:** 5**Sponsor:** Iona R. Whipper Home, Inc.**Anticipated Outcome:** educational facility**Actual Outcome:** educational facility development beginning**Beneficiaries:** Orphans and wards of the District of Columbia**Total Development Cost:** \$1,284,041**DHCD Budget Funding:** \$350,371**Total Expenditure:** \$0**Funding Source:** CDBG**Closing Date:** Jun - 08**IDIS #:** 1481

**Project:** Easter Seals Rehabilitation**Project Type/Description:** Construction assistance for tenant work completion on classrooms in Easter Seals building.**Address:** 2800 13th Street NW**Ward:** 1**Sponsor:** Easter Seals of Greater Washington**Anticipated Outcome:** community facility for children served by programs**Actual Outcome:** Construction not yet done**Beneficiaries:** low-moderate income children of the District**Total Development Cost:** \$990,627**DHCD Budget Funding:** \$990,627**Total Expenditure:** \$0**Funding Source:** CDBG**Closing Date:** Jun - 08**IDIS #:** 1469**Project:** Mary Claire House**Project Type/Description:** Acquisition assistance for special needs rental rehab.**Address:** 1511 & 1513 N. Capitol Street NE**Ward:** 6**Sponsor:** SOME ,Inc.**Anticipated Outcome:** 11 special needs rental units**Actual Outcome:** 11 special needs rental units**Beneficiaries:** 11 at 0-30% AMI**Total Development Cost:** \$771,104**DHCD Budget Funding:** \$771,104**Total Expenditure:** \$771,104**Funding Source:** CDBG**Closing Date:** Jun - 08**IDIS #:** 1504**Project:** Arthur Capper HOPE VI**Project Type/Description:** Construction assistance for site and utility infrastructure associated with the development of 39 affordable rental units and 60 affordable homeownership townhouses.**Address:** 601 L Street SE**Ward:** 6**Sponsor:** DC Housing Authority**Anticipated Outcome:** 99 rental and homeownership affordable units**Actual Outcome:** 99 rental and homeownership affordable units**Beneficiaries:** 39 households at 0-30% AMI, 60 households at 61-80% AMI**Total Development Cost:** \$1,575,000**DHCD Budget Funding:** \$1,575,000**Total Expenditure:** \$1,575,000**Funding Source:** CIP**Closing Date:** Jun-08**Project:** Dunbar – Open Arms Housing, Phase I**Project Type/Description:** Construction assistance for the rehabilitation of 19 units of special needs housing.**Address:** 57 O Street, NW**Ward:** 5**Sponsor:** Open Arms Housing, Inc.**Anticipated Outcome:** 19 units of special needs housing**Actual Outcome:** 0 units of special needs housing**Beneficiaries:** 19 households at 0-30% AMI**Total Development Cost:** \$2,669,970**DHCD Budget Funding:** \$600,000**Total Expenditure:** \$0**Funding Source:** DMH**Closing Date:** Jun - 08**Project:** Sankofa Cooperative**Project Type/Description:** Tenant First Right to Purchase Acquisition**Address:** 1430 Belmont Street NW**Ward:** 1**Sponsor:** Sankofa Cooperative**Anticipated Outcome:** 48 affordable ownership housing units**Actual Outcome:** 48 affordable ownership housing units**Beneficiaries:** 48 at 61-80% AMI**Total Development Cost:** \$5,194,061**DHCD Budget Funding:** \$5,194,061**Funding Source:** HPTF**Total Expenditure:** \$5,194,061**Closing Date:** Jun-08**HDS #:** 08-HPTF-SANK-F



Project: E Street Cooperative Association
Project Type/Description: Tenant First Right to Purchase Acquisition

Address: 1431 E Street NE	Total Development Cost:	\$943,000
Ward: 6	DHCD Budget Funding:	\$854,966
Sponsor: E Street Cooperative Association	Total Expenditure:	\$854,966
Anticipated Outcome: 10 affordable ownership units	Funding Source: CDBG	
Actual Outcome: : 10 affordable ownership units	Closing Date:	Jul-08
Beneficiaries: 10 households at 61-80% of AMI	IDIS #: 1508	

Project: Fort Stevens Place Apartments
Project Type/Description: Construction assistance for rehabilitation of multi-family rental rehab units

Address: 6030-6050 13 th Place NW	Total Development Cost:	\$9,597,996
Ward: 4	DHCD Budget Funding:	\$5,695,000
Sponsor: THC Affordable Housing	Total Expenditure:	\$4,313,079.54
Anticipated Outcome: 32 affordable rental units	Funding Source: CDBG (RFP Competition)	
Actual Outcome: 0 affordable rental units	Closing Date:	Jul-08
Beneficiaries: 32 households at 51-60% of AMI	IDIS #: 1408	

Project: Fihankra Place - Acquisition
Project Type/Description: Acquisition assistance for special needs rental rehabilitation

Address: 3200 13 th Street SE	Total Development Cost:	\$2,200,000
Ward: 8	DHCD Budget Funding:	\$920,100
Sponsor: 3200 13 th Limited Partnership	Total Expenditure:	\$920,100
Anticipated Outcome: 12 special needs affordable units	Funding Source: CDBG (RFP Competition)	
Actual Outcome: 0 special needs affordable units	Closing Date:	Jul -08
Beneficiaries: 12 households at 0-30% AMI	IDIS #: 73	

Project: Archer Park (Brownstein Commons)
Project Type/Description: Acquisition assistance for the redevelopment of Brownstein Commons as 214 affordable condominiums

Address: 3401-3441 10 th Place, 950 Mississippi Ave SE	Total Development Cost:	\$60,685,486
Ward: 8	DHCD Budget Funding:	\$5,648,000
Sponsor: WC Smith & Co.	Total Expenditure:	\$5,648,000
Anticipated Outcome: 214 affordable homeowner housing units	Funding Source: HPTF	
Actual Outcome: 0 affordable housing units	Closing Date:	Jul -08
Beneficiaries: 10 at 0-30% AMI, 10 at 31-50% AMI, 194 at 61-80% AMI	HDS #: 08-HPTF-ARLP-F	

Project: Stanton View Townhouses
Project Type/Description: Construction assistance for the development of new affordable fee simple townhouses

Address: 1400 Block of Stanton Road SE	Total Development Cost:	\$11,628,631
Ward: 8	DHCD Budget Funding:	\$4,000,000
Sponsor: Capital Home and Communities, LLC	Total Expenditure:	\$4,000,000
Anticipated Outcome: 31 affordable homeownership units	Funding Source: HPTF	
Actual Outcome: 0 affordable homeownership units	Closing Date:	Jul - 08
Beneficiaries: 2 at 31-50% AMI, 8 at 51-60% AMI, 21 at 61-80% AMI	HDS #: 08-HPTF-SVH-F	

**Project:** Elizabeth Ministry Acquisition Takeout

Project Type/Description: Acquisition assistance to obtain a property for rehabilitation of 27 units for affordable rental units for children aging out of foster care.

Address: 200-210 55th Street NE

Ward: 7

Sponsor: The Elizabeth Ministry

Anticipated Outcome: 27 affordable rental housing units

Actual Outcome: 0 affordable rental housing units

Beneficiaries: 25 at 0-30% AMI, 2 at 61-80% AMI

Total Development Cost: \$7,000,000

DHCD Budget Funding: \$2,406,986

Total Expenditure: \$ 2,406,986

Funding Source: HPTF

Closing Date: Jul - 08

HDS #: 08-TERMPERM-F

Project: Claiborne Apartments

Project Type/Description: Tenant First Right to Purchase Acquisition

Address: 3033 16th Street NW

Ward: 1

Sponsor: Claiborne Cooperative Association

Anticipated Outcome: 92 affordable homeownership units

Actual Outcome: 92 affordable homeownership units

Beneficiaries: 40 at 0-30% AMI, 52 at 61-80% AMI

Total Development Cost: \$11,912,076

DHCD Budget Funding: \$11,912,076

Total Expenditure: \$11,912,076

Funding Source: HPTF

Closing Date: Jul- 08

HDS #: 08-HPTFCCI-F

Project: Longfellow Arms Apartments

Project Type/Description: Acquisition and construction assistance for 30 affordable rental apartments

Address: 506 Longfellow Street NW

Ward: 4

Sponsor: Longfellow Arms NWDC LP

Anticipated Outcome: 30 affordable rental units

Actual Outcome: 0 affordable rental units

Beneficiaries: 100% at 0--60% AMI

Total Development Cost: \$9,041,379

DHCD Budget Funding: \$3,854,000

Total Expenditure: \$1,850,000

Funding Source: HPTF

Closing Date: Jul. 08

HDS #: 08-HPTF-LA-5

Project: Wheeler Terrace Apartments

Project Type/Description: Acquisition and rehabilitation assistance for the complete rehabilitation of 118 existing apartments.

Address: 1201-1241 Valley Avenue, 3901 13th Street SE

Ward: 8

Sponsor: Community Housing, Inc. (CHI/CCPDC)

Anticipated Outcome: 118 affordable rental apartments

Actual Outcome: 0 affordable rental apartments

Beneficiaries: 113 households at 0-30% AMI, 5 households at 61-80% AMI

Total Development Cost: \$33,395,427

DHCD Budget Funding: \$10,250,020

Total Expenditure: \$1,421,561

Funding Source: CDBG/HPTF CDBG \$4,480,137
HPTF \$5,769,883

Closing Date: Jul-08

IDIS #: 1505

Project: Peaceholics Strategic Housing Intervention Program - Predevelopment

Project Type/Description: Predevelopment assistance for development of scattered site affordable housing units.

Address: Scattered Sites

Ward: 6, 7, 8

Sponsor: Peaceholics, Inc.

Anticipated Outcome: 32 affordable housing units

Actual Outcome: 0 affordable housing units

Beneficiaries: 100% at 0-30% AMI

Total Program Cost: \$5,600,000

DHCD Budget Funding: \$600,000

Total Expenditure: \$378,000

Funding Source: HPTF

Closing Date: Aug - 08

HDS #: 08-HPTFSHIPPRE-F



Project: The Community Builders Scattered Sites – Rehab Soft Costs

Project Type/Description: Acquisition and soft cost assistance to assist the rehabilitation of several scattered site buildings to provide affordable rental housing. Project contains 10 DMH units.

Address: 2700 Blocks of Q and R Streets SE, 5000 Block of Call Place Se

Ward: 7

Sponsor: The Community Builders, Inc.

Anticipated Outcome: 98 affordable rental units

Actual Outcome: 0 units

Beneficiaries: 48 households at 0-30% AMI, 52 households at 51-60% AMI

Total Development Cost: \$20,162,500

DHCD Budget Funding: \$2,000,000

Total Expenditure: \$1,055,891.07

Funding Source: HPTF

Closing Date: Aug. 08

HDS #: 08-HPTF-CB-F

Project: Quest Cooperative Rehabilitation

Project Type/Description: Tenant First Right to Purchase Rehabilitation construction assistance.

Address: 1428 Euclid Street NW

Ward: 1

Sponsor: Quest Cooperative, Inc.

Anticipated Outcome: 23 affordable ownership apartments

Actual Outcome: 23 affordable ownership apartments

Beneficiaries: 100% at 61-80% AMI

Total Program Cost: \$2,135,303

DHCD Budget Funding: \$2,135,303

Total Expenditure: \$359,947

Funding Source: HPTF

Closing Date: Aug- 08

HDS #: 08-HPTFQUEST-F

Project: 2300 Pennsylvania Avenue SE

Project Type/Description: Acquisition and construction assistance for development of 118 new 9% LIHTC affordable rental units.

Address: 2301-2347 Pennsylvania Avenue SE

Ward: 8

Sponsor: 2300 Pennsylvania Avenue LLC

Anticipated Outcome: 118 affordable LIHTC housing units

Actual Outcome: 0 affordable LIHTC housing units

Beneficiaries: 49 units at 0-30% AMI, 129 units at 51-60% AMI

Total Development Cost: \$32,500,000

DHCD Budget Funding: \$7,500,000

Total Expenditure: \$6,593,780

Funding Source: HPTF/LIHTC HPTF -\$7,500,000
LIHTC - \$1,790,000

Closing Date: Aug- 08

HDS #: 08-HPTF23PA-F

Project: St. Martin's Apartments

Project Type/Description: Construction assistance for the development of 178 new affordable rental apartments.

Address: 116 T Street NE

Ward: 5

Sponsor: Catholic Community Services

Anticipated Outcome: 178 affordable rental units

Actual Outcome: 0 178 affordable rental units

Beneficiaries: 100% at 0-80% AMI

Total Development Cost: \$42,577,454

DHCD Budget Funding: \$9,512,000

Total Expenditure: \$4,513,686

Funding Source: HPTF

Closing Date: Sept. 07

HDS #: 08-HPTFSTM-F

Project: 1314 K Street SE

Project Type/Description: Tenant First Right to Purchase Acquisition

Address: 1314 K Street SE

Ward: 6

Sponsor: 1314 K Street Tenants Association

Anticipated Outcome: 12 affordable homeowner apartments

Actual Outcome: 12 affordable homeowner apartments

Beneficiaries: 100% at 61-80% AMI

Total Development Cost: \$1,499,265

DHCD Budget Funding: \$1,499,265

Total Expenditure: \$1,499,265

Funding Source: HPTF

Closing Date: Sept- 08

HDS #: 08-HPTF-KST-F

**Project:** Woodley House**Project Type/Description:** Construction assistance for rehabilitation of special needs units.**Address:** 2711-2713, 2731 Connecticut Ave. NW, 7426 13th Street NW**Ward:** 3**Sponsor:** Woodley House, Inc.**Anticipated Outcome:** 31 special needs affordable units**Actual Outcome:** 0 units**Beneficiaries:** 31 households at 0-30% AMI,**Total Development Cost:** \$5,410,437**DHCD Budget Funding:** \$1,982,750**Total Expenditure:** \$0**Funding Source:** HPTF/DMH HPTF - \$1,016,750
DMH - \$966,000**Closing Date:** Sept. 08**HDS #:** 08-HPTF-WH-F**Project:** 4000 Kansas Avenue NW - Phase I**Project Type/Description:** Acquisition assistance to facilitate the rehabilitation of 19 affordable rental apartments**Address:** 4000 Kansas Avenue NW**Ward:** 4**Sponsor:** Change All Souls Housing Corporation**Anticipated Outcome:** 19 affordable ownership apartments**Actual Outcome:** 0 affordable ownership apartments**Beneficiaries:** 100% at 31-50% AMI**Total Development Cost:** \$2,891,456**DHCD Budget Funding:** \$1,163,750**Total Expenditure:** \$1,163,750**Funding Source:** HPTF**Closing Date:** Sept- 08**HDS #:** 08-HPTF-KS-F**Project:** Foote Street Renovation – Phase I**Project Type/Description:** Acquisition assistance to facilitate the rehabilitation of 6 affordable apartment units.**Address:** 4212 Foote Street NE**Ward:** 7**Sponsor:** Alicia Marshall**Anticipated Outcome:** 6 affordable housing units**Actual Outcome:** 0 affordable LIHTC housing units**Beneficiaries:** 100% at 0-80% AMI**Total Development Cost:** \$863,125**DHCD Budget Funding:** \$863,125**Total Expenditure:** \$184,600**Funding Source:** HPTF/HOME HPTF – \$268,000
HOME -\$595,125**Closing Date:** Sept- 08**IDIS #:** 983**Project:** Dance Institute of Washington (Additional Funding)**Project Type/Description:** Construction assistance for increased costs at construction completion.**Address:** 3400 14th Street NW**Ward:** 1**Sponsor:** DIW Real Estate Holding Corporation**Anticipated Outcome:** Completion of community facility**Actual Outcome:** Completion of community facility**Beneficiaries:** Households and resident at 0-80% AMI**Total Development Cost:** \$4,017,815**DHCD Budget Funding:** \$500,000**Total Expenditure:** \$500,000**Funding Source:** CDBG**Closing Date:** Dec. 07**IDIS #:** 1108



Prior Year Federally Funded Projects with Disbursements in Fiscal Year 2008

Project: NCCLT Scattered Sites

Project Type/Description: Rental Rehab multi-family housing, submitted in the RFP competition (under the DFD Project Financing Rental Housing portion of the Program) for rehabilitation construction assistance. Construction proceeded in 2008.

Address: 915 & 931 Street NW, 905 and 927 R Street NW

Ward: 1

Sponsor: New Columbia Community Land Trust

Anticipated Outcome: 6 units

Actual Outcome: 6 units

Beneficiaries: 100% at 0-50% AMI

Total Development Cost: \$1,080,000

DHCD Budget Funding: \$1,080,000

Total Expenditure: \$641,253.86

Funding Source: HOME, CDBG

Closing Date: Dec. 06

IDIS #: 1195/568

Project: U Street Theatre Foundation

Project Type/Description: Grant to fund cultural enrichment programs targeted toward low-to-moderate income youth and seniors. Final payment was made in 2008.

Address: 1215 U Street NW

Ward: 1

Sponsor: U Street Theatre Foundation

Anticipated Outcome: 2,500 LMI youth & seniors

Actual Outcome: 11,237 LMI youth & seniors

Beneficiaries: 2,500 persons at 0-80% of AMI

Total Program Cost: \$250,000

DHCD Budget Funding: \$250,000

Total Expenditure: \$250,000

Funding Source: CDBG

Closing Date: Jan 2007

IDIS #: 1266

Project: 3125 Mt. Pleasant Street NW

Project Type/Description: Multi-family owner rehabilitation assistance – submitted through the RFP competition process (under the DFD Project Financing Rental Housing portion of the Program). Construction was completed and retainage paid out in 2008.

Address: 3125 Mt. Pleasant Street NW

Ward: 1

Sponsor: 3125 Mt. Pleasant Street NW

Anticipated Outcome: 12 affordable ownership units

Actual Outcome: 412 units

Beneficiaries: 6 at 0-50% AMI, 6 at 51-60 of AMI

Total Development Cost: \$1,564,000

DHCD Budget Funding: \$598,886

Total Expenditure: \$598,886

Funding Source: HOME CHDO

Closing Date: Mar. 07

IDIS #: 734

Project: 54th Street Apartments

Project Type/Description: Construction assistance for new special needs housing – submitted in the RFP competition (under the DFD Project Financing Rental Housing portion of the Program) 8 new accessible special needs rental units are funded by this project. Construction proceeded in 2008 and will be completed in the first quarter of 2009.

Address: Queens Stroll Place and 54th Street SE

Ward: 7

Sponsor: 54th Street Corporation

Anticipated Outcome: 8 accessible affordable rental units

Actual Outcome: 8 accessible affordable rental units

Beneficiaries: 100% at 0-30% AMI

Total Development Cost: \$1,044,448

DHCD Budget Funding: \$466,081

Total Expenditure: \$421,488

Funding Source: HOME (RFP competition)

Closing Date: April 2007

IDIS #: 752

**Project:** Northeast Development Parcel

Project Type/Description: Construction assistance for site infrastructure associated with the development of 53 affordable townhouses – submitted in the RFP competition (under the DFD Project Financing portion of the Program). Construction proceeded all during 2008 and will soon be completed.

Address: 205-233, 301-307 54 th Street, 212-234, 300-342 55 th Street NE	Total Development Cost:	\$820,824
Ward: 7	DHCD Budget Funding:	\$601,000
Sponsor: DC Habitat for Humanity	Total Expenditure:	\$502,042.11
Anticipated Outcome: 53 affordable townhouses	Funding Source:	HOME
Actual Outcome: 53 affordable townhouses	Closing Date:	April. 07
Beneficiaries: 24 at 0-30% AMI, 20 at 31-40% AMI, 9 at 41-50% AMI	IDIS #:	720

Project: Jubilee Housing I

Project Type/Description: Construction assistance for substantial rehabilitation of 118 units in four buildings. Construction proceeded all during 2008, completed on three and is proceeding on the fourth building in 2009.

Address: 1631 & 1659 Fuller Street, 1631 Euclid Street, and 2416 17 th Street NW	Total Development Cost:	\$20,488,277
Ward: 7	DHCD Budget Funding:	\$4,595,421
Sponsor: Jubilee Housing Limited Partnership	Total Expenditure:	\$3,807,179.23
Anticipated Outcome: 118 affordable rental apartments	Funding Source:	HOME
Actual Outcome: 118 affordable rental apartments	Closing Date:	Sept. 2005
Beneficiaries: 100% at 0-80% AMI	IDIS #:	628

Project: Victory Heights Apartments

Project Type/Description: Construction assistance on the development of 75 affordable rental units for seniors. Construction was completed in 2008 and the building is now fully occupied

Address: 1365-1369 Irving Street NW	Total Development Cost:	\$10,908,700
Ward: 1	DHCD Budget Funding:	\$4,250,000
Sponsor: Victory Housing, Inc.	Total Expenditure:	\$4,250,000
Anticipated Outcome: 75 affordable senior apartment units	Funding Source:	HOME
Actual Outcome: 75 affordable senior apartment units	Closing Date:	Sept. 05
Beneficiaries: 100% at 0-60% AMI	IDIS #:	544

Project: Amber Overlook

Project Type/Description: Construction assistance for new multi-family ownership development submitted in the RFP competition (under the DFD Projects Financing Ownership portion of the Program). Assistance used for demolition of most of the existing buildings, development of new affordable townhouses and condominiums, and rehabilitation of several buildings for affordable condominiums. Project will have 40 rehabilitated units and 60 new units. Demolition of existing buildings and rehabilitation of two existing buildings has been completed. Construction of the 60 new Townhouses and condominiums proceeded in 2008.

Address: C Street, Call Place and St. Louis Ave, SE	Total Development Cost:	\$27,738,373
Ward: 7	DHCD Budget Funding:	\$6,837,000
Sponsor: Ameridream, Inc..	Total Expenditure:	\$6,337,868.57
Anticipated Outcome: 100 affordable homeownership units	Funding Source:	HOME
Actual Outcome: 40 affordable homeownership units	Closing Date:	Jul. 06
Beneficiaries: 17 at 0-40% AMI, 23 at 41-50% AMI, 60 at 61-80% AMI	IDIS #:	684

**Project:** Anacostia Housing Initiative

Project Type/Description: Substantial rehabilitation of 48 existing multi-family units. Selective demolition was done in 2007. Major delays have been encountered in getting the building permits issued. Once the building permits are issued, rehabilitation will begin immediately and be completed in 2009.

Address: 2352, 2356, 2360 High Street SE

Ward: 8

Sponsor: Safe Haven Outreach Ministries

Anticipated Outcome: 48 affordable rental apartments

Actual Outcome: 0 affordable rental apartments

Beneficiaries: 100% at 0-30% AMI

Total Program Cost: \$4,721,980

DHCD Budget Funding: \$2,500,000

Total Expenditure: \$767,663.58

Funding Source: HOME

Closing Date: Aug 2001

IDIS #: 295

Project: Arts and Housing DC, LLC

Project Type/Description: Predevelopment assistance for due diligence and preliminary design on artist housing and replacement Dance Place facility

Address: 8th Street NE

Ward: 5

Sponsor: Arts and Housing DC, LLC

Anticipated Outcome: Feasible Development for theater and artist housing

Actual Outcome: Feasible Development for theater and artist housing

Beneficiaries: 100% at 0-60% AMI

Total Pre-development Cost: \$607,000

DHCD Budget Funding: \$607,000

Total Expenditure: \$607,000

Funding Source: CDBG

Closing Date: April. 07

IDIS #: 1402

Project: Veteran's Center Annex

Project Type/Description: Construction assistance for the rehabilitation of a vacant apartment building into a 48 unit single room occupancy transitional housing facility. The construction was completed and the facility was occupied in 2008. Construction retainage remains to be paid out and will be in the first quarter of 2009.

Address: 838-842 Chesapeake Street SE

Ward: 8

Sponsor: Access Housing, Inc.

Anticipated Outcome: 48 transitional housing units

Actual Outcome: 48 transitional housing units

Beneficiaries: 100% at 0-30% AMI

Total Development Cost: \$4,515,942

DHCD Budget Funding: \$3,415,942

Total Expenditure: \$3,259,616.45

Funding Source: CDBG

Closing Date: Jun. 06

IDIS #: 1265

Project: Carlos Rosario Career Center

Project Type/Description: Construction assistance for classroom tenant work build-out. Classroom construction was completed in 2007 and classrooms are in use. Construction retainage was paid out in 2008.

Address: 1100 Harvard Street NW

Ward: 1

Sponsor: Sankofa Cooperative, Inc.

Anticipated Outcome: Classrooms for community facility

Actual Outcome: Classrooms for community facility

Beneficiaries: low-moderate income residents at 0-80% AMI

Total Program Cost: \$370,000

DHCD Budget Funding: \$370,000

Total Expenditure: \$369,950.45

Funding Source: CDBG

Closing Date: Aug. 05

IDIS #: 1110

**Project:** Eastgate HOPE VI

Project Type/Description: Site infrastructure for new homeownership units – construction costs associated with new rental and ownership housing submitted to DHCD by DC Housing Authority for site infrastructure capital project. Site construction is continuing on larger project but is completed for 122 units covered by this project. Construction retainage paid out in 2008.

Address: 4900-5000 Blocks of Fitch Place SE

Ward: 7

Sponsor: District of Columbia Housing Authority

Total Development Cost: \$12,000,000

DHCD Budget Funding: \$2,500,000

Total Expenditure: \$2,500,000

Anticipated Outcome: Infrastructure for 122 housing units

Funding Source: CDBG

Actual Outcome: Infrastructure for 122 housing units

Closing Date: July 2007

Beneficiaries: 122 households at 0-80% AMI

IDIS #: 1359

Project: Oak Street Apartments

Project Type/Description: Predevelopment and construction assistance for the rehabilitation of an existing apartment building. Construction started in 2008. Infrastructure assistance completed in 2008 and final payment made on predevelopment project.

Address: 1456 Oak Street NW

Ward: 1

Sponsor: District of Columbia Housing Authority

Anticipated Outcome: 50 housing units

Actual Outcome: 50 housing units

Beneficiaries: 50 households at 0-60% AMI

Total Development Cost: \$6,500,000

DHCD Budget Funding: \$1,000,000

Total Expenditure: \$1,000,000

Funding Source: CDBG

Closing Date: Jul. 07

IDIS #: 1360

Project: Highland Dwellings Redevelopment

Project Type/Description: Site infrastructure for new homeownership units – construction costs associated with new rental and ownership housing submitted to DHCD by DC Housing Authority for site infrastructure capital project. Site construction is beginning late 2008 and early 2009. Building permits have been issued and remaining pre-development assistance was paid out in 2008.

Address: 9th Street and Valley Avenue SE

Ward: 8

Sponsor: District of Columbia Housing Authority

Anticipated Outcome: Infrastructure for 104 housing units

Actual Outcome: Infrastructure for 104 housing units

Beneficiaries: 104 households at 0-60% AMI

Total Development Cost: \$3,400,000

DHCD Budget Funding: \$500,000

Total Expenditure: \$500,000

Funding Source: CDBG

Closing Date: Jul. 07

IDIS #: 1361

Project: Greater Washington Mutual Housing Association

Project Type/Description: Property management and educational assistance to low-to-moderate income tenants, who have purchased the buildings they live in and convert them to cooperatives or condominiums.

Address: 1419 V Street NW

Ward: District wide

Sponsor: Greater Washington Mutual Housing Association

Anticipated Outcome: 2,000 low-moderate income households. **Funding Source:** CDBG

Actual Outcome: 2,688 low-moderate income households

Beneficiaries: 2,688 households at 0-80% AMI

Total Program Cost: \$466,658

DHCD Budget Funding: \$466,658

Total Expenditure: \$268,478.80

Closing Date: Oct. 06

IDIS #: 1220

**Project:** University Legal Services**Project Type/Description:** Technical and educational assistance to low-to-moderate income tenants, who have purchased, or plan to purchase, the buildings they live in and convert them to cooperatives or condominiums.**Address:** 220 I Street NE**Total Program Cost:** \$429,000**Ward:** District wide**DHCD Budget Funding:** \$429,000**Sponsor:** University Legal Services**Total Expenditure:** \$301,911.28**Anticipated Outcome:** 2,000 low-moderate income households **Funding Source:** CDBG**Actual Outcome:** 4,782 low-moderate income households**Closing Date:** Oct 2006**Beneficiaries:** 4,782 low-moderate income households at 0-80% AMI **IDIS #:** 1268**Key: Sources of Funding:**

- CDBG -- Community Development Block Grant
- HOME -- Home Investment Partnership Program
- CIP -- Capital Improvement Program
- LIHTC -- Low-Income Housing Tax Credit
- HPTF -- Housing Production Trust Fund
- CHDO -- Community Housing Development Organization



Appendix B Residential Community Services FY2008 Funded Activities

Commercial District and Small Business Technical Assistance

1. Anacostia Economic Development Corporation

2029 Martin Luther King, Jr. Avenue, SE

Commercial District and Small Business Technical Assistance – IDIS #1388

DHCD Budget Funding - \$185,000

Total Expenditure - \$181,393

- | | | |
|----------|--|--|
| Outputs: | <ul style="list-style-type: none"> • Provided direct technical assistance to 358 businesses • Provided 24 business seminars/workshops • Packaged and disbursed six small business loans | <ul style="list-style-type: none"> • Assisted six small businesses in obtaining LSDBE certification • Assisted three clients in SBA 8(a) Certification • Sponsored a neighborhood forum • Provided 251 referrals |
|----------|--|--|

2. DC Chamber of Commerce Foundation

7059 Blair Road, NW, Suite 203

Commercial District and Small Business Technical Assistance – IDIS #1429

DHCD Budget Funding - \$306,000

Total Expenditure - \$279,955

- | | | |
|----------|--|--|
| Outputs: | <ul style="list-style-type: none"> • 323 clients received service • 32 clients received business licensure/business registration • 10 clients received Minority Certifications • 12 Asian-owned businesses received service, outreach and survey • 10 workshops/seminars were conducted • 10 Loan Day was conducted • 3 New Relationships with banking institutions | <ul style="list-style-type: none"> • 1 New Relationship with local or federal government agency |
|----------|--|--|

3. Development Corporation of Columbia Heights

3419 – 14th Street, NW

Commercial District and Small Business Technical Assistance – IDIS #1389

DHCD Budget Funding - \$340,000

Total Expenditure - \$332,959

- | | | |
|----------|---|---|
| Outputs: | <ul style="list-style-type: none"> • Provided technical assistance to 189 are businesses • Conducted 2 market survey/2 town hall meetings | <ul style="list-style-type: none"> • Provided assistance to eight local businesses for set-aside space in the DC USA project • Packaged and disbursed seven small |
|----------|---|---|



business loans/ 2 disbursed

4. Emory Beacon of Light, Inc.

6120 Georgia Avenue, NW

Commercial District and Small Business Technical Assistance – IDIS # TBD

DHCD Budget Funding - \$85,000

Total Expenditure - \$74,685

- Outputs:
- Provided technical assistance to 10 businesses
 - Established the Beacon Brightwood Business Alliance
 - Conducted 3 workshops
 - Hosted weekly business alliance meeting; 65 businesses participated
 - Continued participation of the Green Team, which covers Fern Street, Georgia Avenue, and Ingraham Street

5. Gateway Georgia Avenue Revitalization Corporation

7826 Eastern Avenue, NW, Suite 300

Commercial District and Small Business Technical Assistance – IDIS #1295

DHCD Budget Funding - \$135,000

Total Expenditure - \$89,188

- Outputs:
- Provided 364 units of technical assistance
 - Recruited five new businesses
 - Organized four workshops/seminars
 - Updated consumer preference survey

6. Latino Economic Development Corporation

2316 – 18th Street, NW

Commercial District and Small Business Technical Assistance – IDIS # 1393

DHCD Budget Funding - \$460,718

Total Expenditure - \$453,718

- Outputs:
- Provided direct technical assistance to 326 are businesses
 - Assisted in the expansion of 27 businesses
 - Assisted in the retention of 293 businesses
 - Conducted 25 business development workshops with more than 300 participants
 - Assisted in the packaging and approval of 24 small business loans

7. Marshall Heights Community Development Organization

3939 Benning Road, NE

Commercial District and Small Business Technical Assistance – IDIS # 1397

DHCD Budget Funding - \$210,125

Total Expenditure - \$165,124.34

- Outputs:
- Provided direct business counseling and technical assistance to 222 individuals
 - Provided ongoing small business training and workshops



- Attracted 6 new businesses to locate or relocate in Ward 7
- Provided education and training to 56 Ward 7 and 8 LSDBE certified businesses and contractors

8. Washington Area Community Investment Fund, Inc. – (Ward 6) *H Street, NE*

3624 – 12th Street, NE

Commercial District and Small Business Technical Assistance – IDIS # 1394

DHCD Budget Funding - \$138,000

Total Expenditure - \$102,992

- Outputs:
- 18 businesses received completed financial needs assessment in Ward 6
 - 31 Businesses/entrepreneurs received and were oriented in the use of WACIF's Small Business Toolkit
 - Completed Loan Packaging and/or loan closing for 6 businesses/entrepreneurs locate in or considering a location in Ward 6
 - Conducted 8 Seminars
 - Conducted 6 Loan Days
 - Continued Alliances with 2 Community Partners

9. Washington Area Community Investment Fund, Inc. – (Ward 7) *Marshall Heights*

3624 – 12th Street, NE

Commercial District and Small Business Technical Assistance – IDIS # 1302

DHCD Budget Funding - \$90,000

Total Expenditure - \$63,521

- Outputs:
- 8 businesses received completed financial needs assessment in Ward 7
 - 26 Businesses/entrepreneurs received and were oriented in the use of WACIF's Small Business Toolkit
 - Completed Loan Packaging and/or loan closing for 3 businesses/entrepreneurs locate in or considering a location in Ward 7
 - Conducted 3 Seminars
 - Conducted 2 Loan Days
 - Continued Alliances with 2 Community Partners

10. Washington Area Community Investment Fund, Inc. – (Ward 8) *Anacostia*

3624 – 12th Street, NE

Commercial District and Small Business Technical Assistance - IDIS #1395

DHCD Budget Funding - \$90,000

Total Expenditure - \$63,175

- Outputs:
- 9 businesses received completed financial needs assessment in Ward 8
 - 24 Businesses/entrepreneurs received and were oriented in the use of WACIF's Small Business Toolkit
 - Completed Loan Packaging and/or loan
 - Conducted 3 Seminars
 - Conducted 2 Loan Days
 - Continued Alliances with 2 Community Partners



closing for 2 businesses/entrepreneurs
locate in or considering a location in
Ward 8

Comprehensive Housing Counseling

1. Latino Economic Development Corporation *

2316 – 18th Street, NW

Comprehensive Housing Counseling IDIS #1413

DHCD Budget Funding - \$292,334

Total Expenditure - \$290,934

- | | | |
|----------|---|--|
| Outputs: | <ul style="list-style-type: none"> • Provided 1,101 clients with homeownership training • Provided general housing counseling to 1,419 clients • Submitted 152 HPAP applications; 129 approved | <ul style="list-style-type: none"> • Provided credit counseling to 318 clients • 91 clients purchased homes through this program |
|----------|---|--|

2. Marshall Heights Community Development Organization *

3939 Benning Road, NE

Comprehensive Housing Counseling – IDIS # 1398

DHCD Budget Funding - \$390,000

Total Expenditure - \$372,308.77

- | | | |
|----------|---|---|
| Outputs: | <ul style="list-style-type: none"> • Assisted 1,266 clients with various housing counseling services • Of the 1,266 clients served, MHCDO provided 1,375 one-on-one counseling services • 56 counseled clients purchased homes • Provided 11 clients with mortgage default and delinquency counseling • Provided 31 clients with reverse equity mortgage/HECM counseling | <ul style="list-style-type: none"> • Provided 40 clients Tenant/Eviction Rental counseling • Notified 56 clients of eligibility for the Home Purchase Assistance Program • 607 people participated in HPAP workshops • Submitted 3 residential rehabilitation loan packages |
|----------|---|---|

3. Housing Counseling Services *

2410 – 17th Street, NW

Comprehensive Housing Counseling – IDIS # 1399

DHCD Budget Funding - \$515,250

Total Expenditure - \$491,160

- | | | |
|----------|---|--|
| Outputs: | <ul style="list-style-type: none"> • 513 Applicants became New homeowners • 329 Foreclosures or evictions prevented | <ul style="list-style-type: none"> • Completed 3225 Intakes and appointments scheduled (overall housing counseling) • Participated in 30 community |
|----------|---|--|



- **254** Tenant problems solved
- **2890** Applicants Prepared for future homeownership
- Assisted 837 co-ops/condos homeowners to maintain good housing
- Resolved 329 post occupancy problems
- Assisted 79 clients to locate affordable housing
- Provided **854** short-term assistance to individuals and connected clients with proper services
- Assisted 2302 families with money management
- Provided 627 workshops in languages other than English to include Amharic, Vietnamese, Spanish, Chinese and ASL
- Distributed 392 PSAs
- Attended 254 community meetings
- Distributed 40,888 information packages
- Prepared 51 rental housing lists
- Conducted 24 public workshops on home rehabilitation to ensure that Single Family Rehabilitation (SFR) participants and others are prepared to engage in rehab

4. Lydia's House *

3939 South Capitol Street, SW

Comprehensive Housing Counseling – IDIS # 1400

DHCD Budget Funding - \$286,000

Total Expenditure - \$273,578

- Outputs:
- Conducted **48** First Time Homebuyer education workshops
 - **678** Clients received one-on-one counseling
 - Conducted **48** Housing Purchase Assistance Program workshops
 - Processed 103 HPAP Applications submitted to the Greater Washington Urban League (GWUL)
 - **22** Clients received tenancy counseling services that resulted in obtaining affordable or alternative temporary or permanent housing

5. Manna, Inc.

828 Evarts Street, NE

Comprehensive Housing Counseling – IDIS # 1427

DHCD Budget Funding - \$195,000

Total Expenditure - \$186,325

- Outputs:
- Distributed MANNA materials at **20** locations through community
 - Developed 150 accounts for Homebuyer Club members as



outlets, including office of community based housing organizations, real estate sales offices, civic associations

- Held 21 meetings at organizations with staff and clients of community based housing organizations, real estate sales office providers, to expand understanding of MANNA and other DC Housing resources
- Met with 5 Tenants Associations and individual tenants at buildings about potentially converting to condominiums to expand understanding of mortgage process and readiness
- Advertised and promoted mortgage finance information and availability of services in 14 community based news papers
- Met with 637 Homebuyer Club members monthly in group setting for housing related topic discussion

they enter the housing counseling training program for 8 to 12 weeks to review financial literacy curriculum and to develop savings plans for matched savings grant

- Conducted 1002 individual counseling sessions by telephone or face to face to analyze financial situation, review mortgage readiness and discuss mortgage and other financial options with tenants. (Provide mortgage readiness through housing counseling services to new members)
- Conducted 30 group and individual meetings with tenants involved in building purchase, analyzing financial readiness for potential buyers

6. University Legal Services, Inc. *Southeast* *

3220 Pennsylvania Avenue, SE

Comprehensive Housing Counseling – IDIS # 1383

DHCD Budget Funding - \$409,000

Total Expenditure - \$365,000

Outputs:

- Provided some form of housing counseling to 1,285 individuals
- Provided home management or social and economic counseling to 2,143 individuals
- Provided home ownership counseling to 864 individuals
- Submitted 161 HPAP applications; 29 were approved
- Eviction/rental counseling to 60 individuals

**7. University Legal Services, Inc. *Northeast* *****220 "I" Street, NE****Comprehensive Housing Counseling – IDIS # 1384****DHCD Budget Funding - \$375,000****Total Expenditure - \$361,895**

- Outputs:
- Provided some form of housing counseling to 1,267 individuals
 - Provided home management or social and economic counseling to 1,219 individuals
 - Provided Mortgage default counseling to 40 individuals
 - Provided home ownership counseling to 1,119 individuals
 - Submitted 145 HPAP applications; 58 were approved
 - Eviction/rental counseling to 56 individuals

8. Central American Resource Center ***1460 Columbia Road, NW****Comprehensive Housing Counseling – IDIS # 1286****DHCD Budget Funding - \$220,000****Total Expenditure - \$200,970**

- Outputs:
- Provided general housing counseling to 500 individuals
 - Provided education and outreach on tenants rights and responsibilities to 800 individuals
 - Provided technical assistance to six tenant associations on TOPA rights
 - Assisted 140 tenants involved in tenant/ landlord disputes – paralegal services

Affordable Housing Preservation (Expiring Subsidies)**1. Latino Economic Development Corporation****2316 – 18th Street, NW****Affordable Housing Preservation (Expiring Subsidies) – IDIS # 1408****DHCD Budget Funding - \$238,6231,000****Total Expenditure - \$236,970**

- Outputs:
- Provided advisory assistance and education to tenants in nine expiring Section 8 properties, 35 non-subsidized
 - Provided advisory assistance and education to tenants in 3,376 units of affordable housing (long term affordability was maintained on 1,457 unity of Section 8)
 - Fully organized one tenant association
 - Provided four tenant workshops

2. Housing Counseling Services**2410 – 17th Street, NW**



Affordable Housing Preservation (Expiring Subsidies) – IDIS # 1409

DHCD Budget Funding - \$495,000

Total Expenditure - \$476,901

- Outputs:
- Provided outreach to **65** new market rate properties where tenants are facing displacement
 - Provided ongoing services to **49** properties identified during previous grant periods that still have anti-displacement needs
 - Provided outreach to tenants in **261** new Section 8 properties
 - Provided services to ongoing Section 8 properties and **21** new properties
 - Formed, reorganized and/or supported **104** Tenant Associations
 - Provided services to **28** project based Section 8 properties
 - Presented **81** workshops on tenant rights and responsibilities, tenant purchase process, preventing displacement, condo conversion and Section 8.
 - Attended **430** meetings with tenants

3. Development Corporation of Columbia Heights

3419 – 14th Street, NW

Affordable Housing Preservation (Expiring Subsidies) – IDIS # 1429

DHCD Budget Funding - \$204,000

Total Expenditure - \$202,057

- Outputs:
- Trained 140 tenants
 - Provided three two-day workshops/seminars
 - Trained 8 tenant organizations
 - Published two newsletters
 - Held two community information meetings
 - Completed training syllabus for three organizations
 - Completed two feasibility analyses for tenant properties

Crime Prevention

1. Emory Beacon of Light, Inc.

6120 Georgia Avenue, NW

Crime Prevention – IDIS # 1369

DHCD Budget Funding - \$165,000

Total Expenditure - \$137,040

- Outputs:
- Provided crime prevention activity directed at 268 area youth and senior citizens through ongoing forums for discussion and problem resolution each group
 - Participated in MPD's Ride along Program
 - Currently developing an anti-graffiti initiative
 - Participated in two anti-crime



- Conducted Community Youth Retreat attended by 49 youth
- community forums
- Participated in a march to take back the corner of Georgia Avenue and Missouri

2. Gateway Georgia Avenue Revitalization Corporation

7826 Eastern Avenue, NW Suite 300

Crime Prevention – IDIS # 1365

DHCD Budget Funding - \$105,000

Total Expenditure - \$44,900

- Outputs:
- Formed Georgia Avenue Safety Council
 - Installed four surveillance cameras
 - Conducted crime awareness workshop
 - Promoted crime prevention to twenty youth
 - Distributed crime prevention kit to area businesses/residents

3. Marshall Heights Community Development Organization

3939 Benning Road, NE

Crime Prevention – IDIS # 1428

DHCD Budget Funding - \$80,000

Total Expenditure - \$73,734.96

- Outputs:
- 128 people participated in various crime prevention workshops
 - Over 10,000 flyers were delivered to homes, neighboring businesses, churches, and other institutions to promote workshops and classes.
 - Conducted 2 town halls that brought various stakeholders together, including the DC Metropolitan Police Department, DC Housing Authority, and DC Department of Parks and Recreation
 - Conducted 36 workshops on crime prevention activities. All youth “graduated” from the program and were awarded certificates of completion

4. Perry School Community Services Center, Inc.

128 M Street, NW

Crime Prevention – IDIS # 1387

DHCD Budget Funding - \$190,000

Total Expenditure - \$164,810.29

- Outputs:
- 200 youth participated in a youth New Years Eve party
 - 287 youth participated in summer camp and after school activities, such as tutoring, computer training, Boy and Girl Scouts, conflict resolution, and field trips
 - 325 community residents and officials attended public safety and crime prevention meetings coordinated by the public safety coordinator
 - 2 Back to School Days were held to distribute backpacks and school supplies



to children

5. Anacostia Community Outreach Center

Project Address: 2443 Ainger Place S.E.

Crime Prevention - 1485

DHCD Budget Funding - \$155,745

Total Expenditure - \$154,561.13

- | | |
|--|---|
| <p>Outputs:</p> <ul style="list-style-type: none"> • 300 youth participated in youth activities, including recreational, educational, counseling, and college preparation programs • 150 youth participated in sports programs | <ul style="list-style-type: none"> • 50 youth participated in after school education programs • 15 youth received counseling services • 50 youth participated in college preparation programs, including field trips and visits to local colleges and universities |
|--|---|

6. Opportunities Industrialization Center

Project Address: 3707 Martin Luther King Avenue, S.E.

Crime Prevention - 1371

DHCD Budget Funding - \$326,683

Total Expenditure - \$307,538.73

- | | |
|--|--|
| <p>Outputs:</p> <ul style="list-style-type: none"> • Provided 67 families weekly counseling sessions • Conducted 149 seminars and 60 workshops on job readiness and life skills • Placed 60 people in employment settings | <ul style="list-style-type: none"> • Enrolled 18 persons in literacy training • Organized 15 family activity sessions • Provided 163 persons with case management services and follow-up services |
|--|--|

7. Boys and Girls Clubs of Greater Washington

8390 Colesville Road

Silver Spring, Maryland 20910

Crime Prevention – IDIS #1520 (Program Year July 2007 – June 2008)

DHCD Budget Funding - \$400,000

Total Expenditures - \$355,726

- | | |
|---|--|
| <p>Outputs:</p> <ul style="list-style-type: none"> • 2,922 staff training and youth recruitment to participate in drug addiction prevention program • 5,844 youth participated in leadership, mentoring and educational component | <ul style="list-style-type: none"> • 3,122 youth participated in Sports Component – football, basketball, soccer, baseball • 189 Youth participated in Fashion Show – Youth plan and deliver all activities and tasks leading up to the fashion show |
|---|--|

HOME CHDO Operating Grants



1. East of the River Community Development Corporation

Project Address: See accomplishments below

HOME CHDO Operating Grant

DHCD Budget Funding - \$100,000

Total Expenditure - \$95,831

- Outputs:
- Made efforts to: secure construction financing, complete design development obtain permits, and begin construction on the following five properties:

1814-1816 – 29th Street, SE (26 rental units)

1708-1710 T Street, SE (30 rental units)

2. Jubilee Housing, Inc.- \$ 222,960

Project Address: See Accomplishments Below

HOME CHDO Operating Grant

DHCD Budget Funding - \$222,900

Total Expenditure - \$222,494

- Outputs:
- Obtained financing commitment from all sources, completed income verification of tenants, signed leases with all households, and conducted orientation:

1630 Fuller Street, NW (30 units)

1650 Fuller Street, NW (12 units)

2525 Ontario Road, NW (27 units)

1631 Euclid Street, NW (60 units)

2418 Marietta, NW (15 units)

3. Mi Casa, Inc.- \$ 107,040

Project Address: See Accomplishments Below

HOME CHDO Operating Grant

DHCD Budget Funding - \$107,040

Total Expenditure - \$107,032

- Outputs:
- 1320 Trinidad, market and sell (1 unit)
 - 1654 Kramer St, SE market/sell (1 unit)
 - 1428 Euclid, NW construction is underway (26 units)
 - 1630 Irving Street, NW secure construction and permanent financing (22 units)
 - 1498 Spring Place, NW complete coop conversion (13 units)
 - 1468 Harvard Street, NW complete coop conversion (9 units)
 - 5610 Colorado Avenue, NW construction and finance commitment (36 units)
 - 21-25 Kennedy Street, NW renovation planning successful and house rules for cooperative were approved (54 units)



- 1333 Peabody Street, NW selected architect, negotiating contract (15 units)
- 3033 16th Street, NW acquired in April 2007, secured commitment for acquisition and construction, general contractor selected and construction pending initiation (92 units)

Façade Storefront Improvement

1. Latino Economic Development Corporation **

Project Address: 14th Street, NW between Park and Shepard

Façade Storefront Improvement - 1291

DHCD Budget Funding - \$873,604

Total Expenditure - \$134,251

- Outputs:
- Substantially completed 2 storefront improvements on Columbia Road
 - Substantially completed 1 storefront on Mt. Pleasant Street, NW

2. Anacostia Economic Development Corporation **

Project Address: 1800 220 Martin Luther King, Jr. Avenue/ 11-1700 Good Hope Road, SE

Façade Storefront Improvement - 1068

DHCD Budget Funding - \$533,341

Total Expenditure - \$232,722

- Outputs:
- Substantially completed 22 storefront improvements on Martin Luther King, Jr. Avenue and Good Hope Road, SE

*- Award amount is for the entire year, under two separate grant agreements

** - Project not yet complete, and some project accomplishments occurred in prior years



Appendix C Income Levels

DISTRICT OF COLUMBIA FY2008 INCOME LIMITS SUMMARY

Very Low Income - Gross household income 30% area median income (AMI), adjusted for household size per the following table: (This category is known as Extremely Low Income when referring to HOME)

1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person
\$20,650	\$23,600	\$26,550	\$29,500	\$31,850	\$34,200	\$36,600	\$38,950

Low Income - Gross household income 50% area median income (AMI), adjusted for household size per the following table: (This category is known as Very Low Income when referring to HOME)

1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person
\$34,450	\$39,350	\$44,300	\$49,200	\$53,150	\$57,050	\$61,000	\$69,950

Moderate Income - Gross household income 80% area median income (AMI), adjusted for household size per the following table: (This category is known as Low Income when referring to HOME)

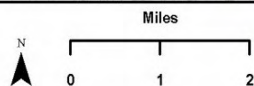
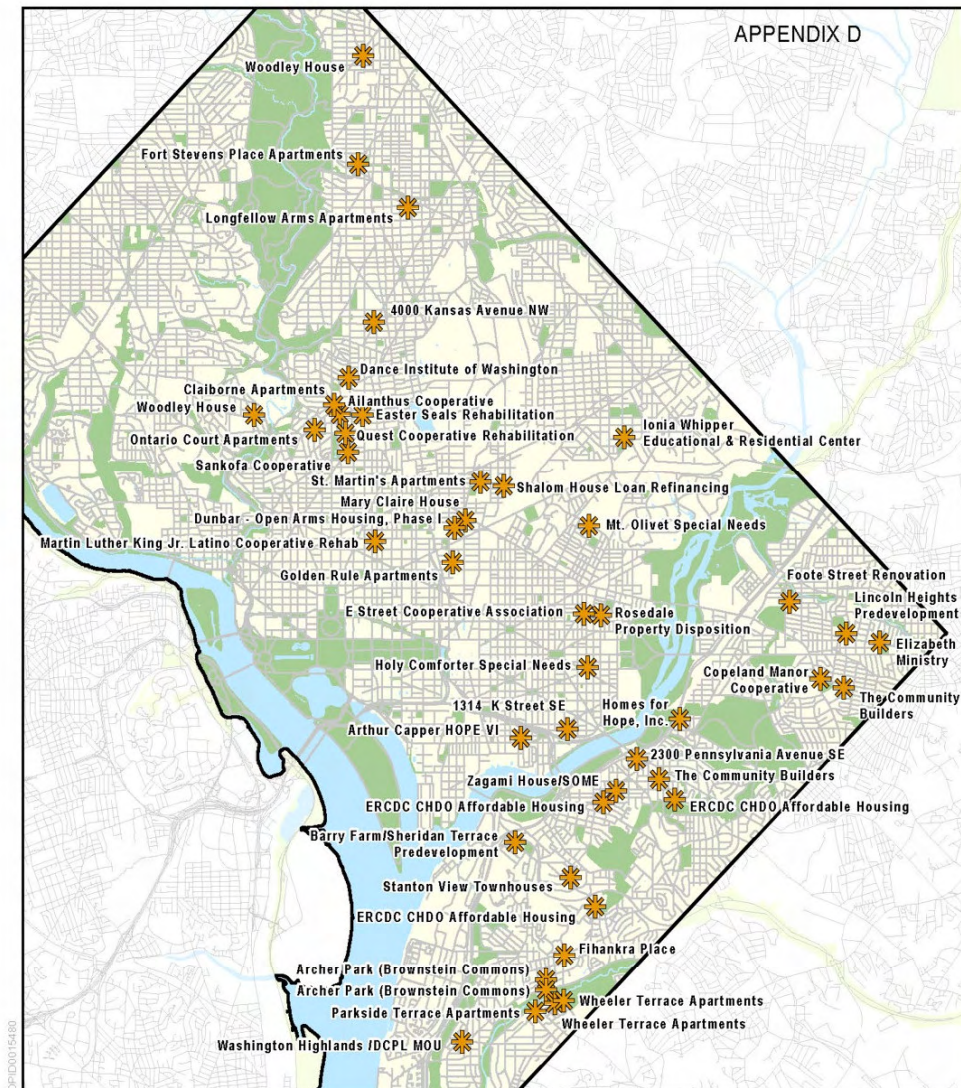
1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person
\$43,050	\$49,200	\$55,350	\$61,500	\$66,400	\$71,350	\$76,250	\$81,200

Jurisdictions covered by these income limits include the following counties of Arlington, Clarke, Fairfax, Fauquier, Loudoun, Prince William, Spotsylvania, and Stafford County, and the Cities of Alexandria, Fairfax, Falls Church, Fredericksburg, Manassas and Manassas Park in the Commonwealth of Virginia; Washington, D.C.; and Calvert, Charles, Frederick, Montgomery, and Prince George's County in the State of Maryland.

Median Family Income for Washington Metropolitan Area is \$99,000 for a family of four.



Appendix D Map of Funded Projects in FY2008



DFD Projects FY 2008

★ ★ ★ Government of the
District of Columbia
Adrian M. Fenty, Mayor

Office of Planning ~ November 10, 2008

This map was created for planning purposes from a variety of sources. It is neither a survey nor a legal document. Information provided by other agencies should be verified with them where appropriate.





Appendix E Public Notice

GOVERNMENT OF THE DISTRICT OF COLUMBIA DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT

Notice of Availability of Public Document for Review and Comment

November 17, 2008 to December 17, 2008

“The District of Columbia Department of Housing and Community Development Draft Consolidated Annual Performance and Evaluation Report (CAPER) for Fiscal Year 2008”

Leila Finucane Edmonds, Director, Department of Housing and Community Development (DHCD), announces the availability of the “District of Columbia Draft Consolidated Annual Performance and Evaluation Report for Fiscal Year 2008” (the “CAPER”) for public review and comment. The purpose of the CAPER is to present the U.S. Department of Housing and Urban Development (HUD) and the public with an assessment of the District’s performance in carrying out its FY 2008 (October 1, 2007-September 30, 2008) Consolidated Annual Action Plan to use federal funds to meet priority community needs. The FY 2008 Action Plan detailed activities to be carried out by the District under the following federal entitlement programs:

- **Community Development Block Grant Program (CDBG)**
- **Home Investment Partnerships Program (HOME)**
- **Emergency Shelter Grant Program (ESG), and**
- **Housing Opportunities for Persons with AIDS Program (HOPWA)**

The CAPER is available for a 30-day public comment period before its submission to HUD on/or before December 31, 2008. The CAPER will be distributed to stakeholder organizations and will be available for review at DHCD (8th floor), on the DHCD website, all public library branches, all Advisory Neighborhood Commission Offices and at the following community based organizations from Monday, November 17, 2008 to Wednesday, December 17, 2008.

Housing Counseling Services, Inc. 2410 17 th Street, NW, Suite 100 (202) 667-7066	University Legal Services 3001 I Street, NE (202) 547-4747	Marshall Heights CDO 3939 Benning Rd, NE (202) 396-1200
Latino Econ. Devel. Corporation 2316 18th Street, NW (202) 588-5102	Lydia’s House 3939 South Capitol St., SW (202) 373-1050	Central American Resources Center 1459 Columbia Rd. NW (202) 328-9799
University Legal Services 3220 Pennsylvania Ave. SE (202) 645-7175 (Suite 4)		

To comment by telephone, please contact Ms. Pamela Hillsman Johnson, Community Development Resource Specialist, at (202) 442-7251, no later than the close of business on Wednesday, December 17, 2008. Please provide your name, address, telephone number, and organizational affiliation, if any. For Telecommunications Device for the Deaf (TDD) relay service, call (800) 201-7165. Written comments for the record must be received by DHCD by the close of business on Wednesday, December 17, 2008. Written statements should be mailed to: Director Leila Finucane Edmonds, Department of Housing and Community Development, Attention: Office of Strategy and Communications, 801 North Capitol Street, NE, Washington, D.C. 20002.

Adrian M. Fenty, Mayor
Neil O. Albert, Deputy Mayor for Planning and Economic Development
Leila Finucane Edmonds, Director, DHCD
www.dhcd.dc.gov

HOME Match Report		U.S. Department of Housing and Urban Development Office of Community Planning and Development						OMB Approval No. 2506-0171 (exp. 05/31/2007)	
								Match Contribution for Federal Fiscal Year (yyyy) 2007	
Part I Participant Identification									
1. Participant No. (assigned by HUD) 53-6001131		2. Name of the Participating Jurisdiction Government of the District of Columbia				3. Name of Contact (person completing this report) Donald A. Sink			
5. Street Address of the Participating Jurisdiction 801 North Capitol Street NE						4. Contact's Phone Number (include area code) 202.442.7261			
6. City Washington		7. State DC		8. Zip Code 20002					
Part II Fiscal Year Summary									
1. Excess match from prior Federal fiscal year						\$	4,173,547.69		
2. Match contribution during current Federal fiscal year (see Part III.9.)						\$	-		
3. Total match available for current Federal fiscal year (line 1 + line 2)							\$	4,173,547.69	
4. Match liability for current Federal fiscal year							\$	1,243,707.54	
5. Excess match carried over to next Federal fiscal year (line 3 minus line 4)							\$	2,929,840.15	
Part III Match Contribution for the Federal Fiscal Year									
1. Project No. or Other ID	2. Date of Contribution	3. Cash (non-Federal sources)	4. Foregone Taxes, Fees, Charges	5. Appraised Land/Real Property	6. Required Infrastructure	7. Site Preparation Construction Materials Donated labor		8. Bond Financing	9. Total Match
									form HUD-40107-A (12/94)



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. 05/31/2007)

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/M) System. Participants should enter the reporting period in the first block. The reporting period is October 1 to September 30. Instructions are included for each section if further explanation is needed.

Submit this form on or before December 31.	This report is for period (mm/dd/yyyy)		Date Submitted (mm/dd/yyyy)
Send one copy to the appropriate HUD Field Office and one copy to: HOME Program, Rm 7176, 451 7th Street, S.W., Washington D.C. 20410	Starting	Ending	
	10/01/2007	09/30/2008	12/30/2008

Part I Participant Identification

1. Participant Number	2. Participant Name		
3. Name of Person completing this report		4. Phone Number (Include Area Code)	
5. Address	6. City	7. State	8. Zip Code

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	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.
---	--	--	---	--

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	e. Hispanic	
A. Contracts						
1. Number	2	0	0	0	0	2
2. Dollar Amount	\$10,597,000.00	.00	.00	\$.00	.00	\$10,597,000
B. Sub-Contracts						
1. Number	6	0	0	3	3	0
2. Dollar Amount	\$3,536,000.00	.00	.00	\$2,099,000.00	\$1,437,000.00	
	a. Total	b. Women Business Enterprises (WBE)	c. Male			
C. Contracts						
1. Number	0	0	2			
2. Dollar Amount	\$10,597,000	.00	\$10,597,000			
D. Sub-Contracts						
1. Number	6	0	6			
2. Dollar Amounts	\$3,536,000.00	.00	\$3,536,000.00			

**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.

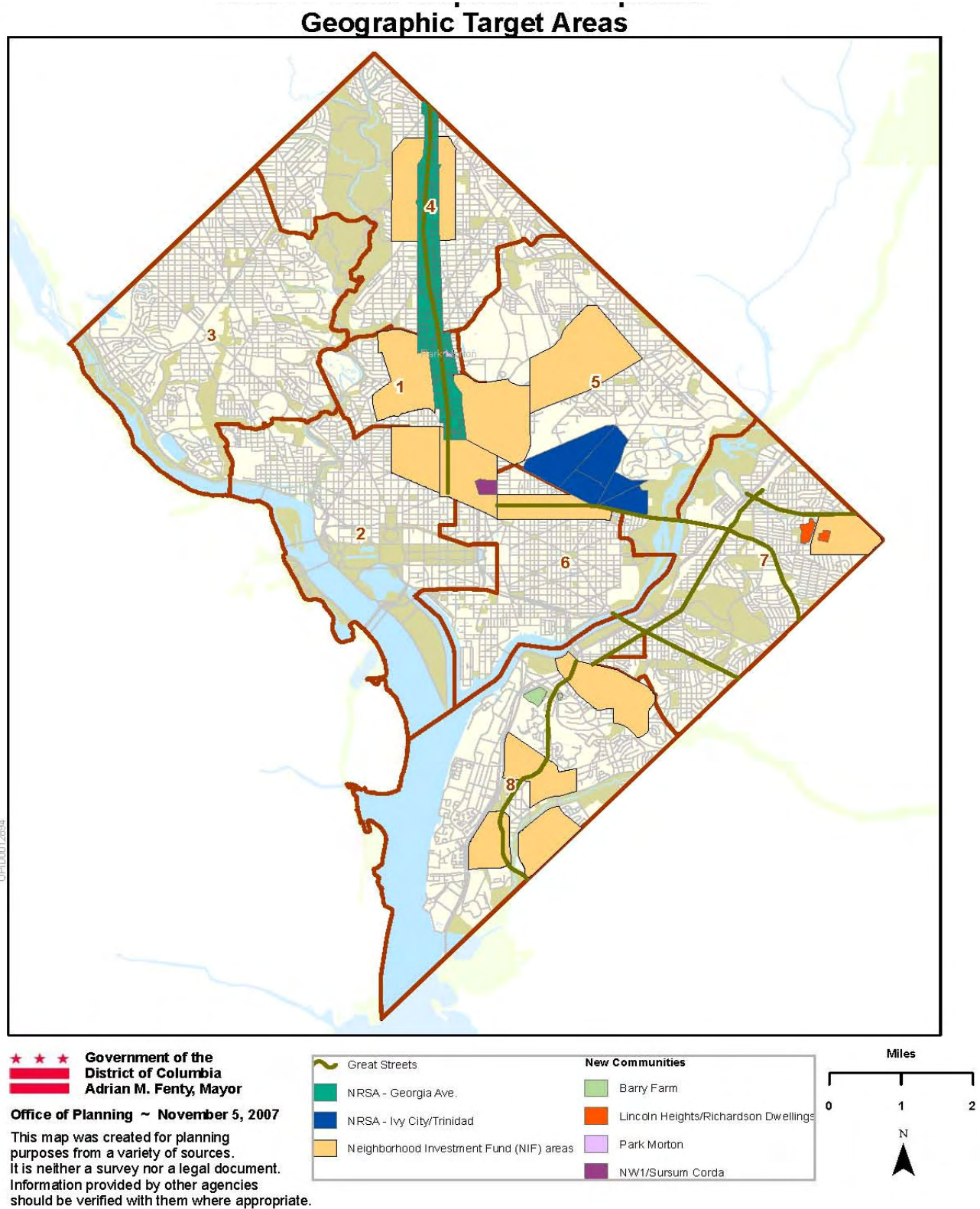
	a. Total	Minority Property Owners:				f. White Non-Hispanic
		b. Alaskan Native or American Indian	c. Asian or Pacific Islander	d. Black Non-Hispanic	e. Hispanic	
1. Number						
2. Dollar Amount						

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	0	0.00				
2. Businesses Displaced	0	0.00				
3. Nonprofit Organizations Displaced	0	0.00				
4. Households Temporarily Relocated, not Displaced	0	0.00				
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	0	0	0	0	0
6. Households Displaced - Cost	0.00	0.00	0.00	0.00	0.00	0.00

Appendix G Map of Geographic Target Areas





Appendix H HOPWA FY2008 CAPER

District of Columbia EMA Housing Opportunities For Persons With AIDS HOPWA



FY 2008 Consolidated Annual Performance and Evaluation Report

Prepared by:

Government of the District of Columbia
Department of Health
HIV/AIDS Administration

On behalf of the Washington, DC Eligible Metropolitan Area (EMA):

District of Columbia
Suburban Maryland
Suburban Virginia
Suburban West Virginia





Housing Opportunities for Persons With AIDS (HOPWA) Program

Consolidated Annual Performance and Evaluation Report (CAPER) Measuring Performance Outcomes

OMB Number 2506-0133 (Expiration Date: 12/31/2010)

The HOPWA CAPER report for formula grantees provides annual information on program accomplishments in meeting the program's performance outcome measure: maintain housing stability; improve access to care; and reduce the risk of homelessness for low-income persons and their families living with HIV/AIDS. This information is also covered under the Consolidated Plan Management Process (CPMP) report and includes Narrative Responses and Performance Charts required under the Consolidated Planning Regulations. The public reporting burden for the



I. Housing Opportunities for Persons with AIDS (HOPWA)
II. Consolidated Annual Performance and Evaluation Report
III. Measuring Performance Outcomes

OMB Number 2506-0133 (Expiration Date: 12/31/2010)

Part 1: Grantee Executive Summary

As applicable, complete the charts below followed by the submission of a written narrative to questions A through C, and the completion of Chart D. Chart 1 requests general grantee information and Chart 2 is to be completed for each organization selected or designated as a project sponsor, as defined by CFR 574.3. In Chart 3, indicate each subrecipient organization with a contract/agreement of \$25,000 or greater that assists grantees or project sponsors carrying out their activities. Agreements include: grants, subgrants, loans, awards, cooperative agreements, and other forms of financial assistance; and contracts, subcontracts, purchase orders, task orders, and delivery orders. These elements address requirements in the Federal Funding and Accountability and Transparency Act of 2006 (Public Law 109-282).

1. Grantee Information

HUD Grant Number DC-1934645		Operating Year for this report <i>From 10/01/07 To 09/30/08</i>	
Grantee Name D.C. Department of Housing and Community Development			
Business Address		801 North Capitol Street N.E.	
City, County, State, Zip		Washington	D.C. 20002
Employer Identification Number (EIN) or Tax Identification Number (TIN)		52-1934645	DUN & Bradstreet Number (DUNs) if applicable
Congressional District of Business Address		DC1	
*Congressional District(s) of Primary Service Area(s)			
*Zip Code(s) of Primary Service Area(s)			
*City(ies) and County(ies) of Primary Service Area(s)		Washington, DC, Suburban Maryland, Northern Virginia and Jefferson County, WV..	
Organization's Website Address http://dhcd.dc.gov		Does your organization maintain a waiting list? <input type="checkbox"/> Yes <input type="checkbox"/> No If yes, explain in the narrative section how this list is administered.	
Have you prepared any evaluation reports? <i>If so, please indicate the location on an Internet site (url) or attach copy.</i>			

* Service delivery area information only needed for program activities being directly carried out by the grantee

**2. a Project Sponsor Information**

In Chart 2, provide the following information for each organization designated or selected to serve as a project sponsor, as defined by CFR 574.3.

Project Sponsor Agency Name HIV/AIDS Administration		Parent Company Name, if applicable District of Columbia Government, Department of Health		
Name and Title of Contact at Project Sponsor Agency	Dr. Shannon Hader, Senior Deputy Director			
Email Address	Shannon.hader@dc.gov			
Business Address	64 New York Ave., NE, Suite 5001			
City, County, State, Zip,	Washington	DC	20002	
Phone Number (with area codes)	(202) 671-4900		Fax Number (with area code) (202) 671-4860	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	536001131		DUN & Bradstreet Number (DUNs) if applicable	
Congressional District of Business Location of Sponsor	DC-At-Large			
Congressional District(s) of Primary Service Area(s)	DC-At-Large			
Zip Code(s) of Primary Service Area(s)	Zip codes within the series: 200xx (Washington, DC)			
City(ies) and County(ies) of Primary Service Area(s)	Washington, DC, Suburban Maryland, Northern Virginia and Jefferson County, WV			
Total HOPWA contract amount for this Organization	\$11,118,000.00			
Organization's Website Address Doh.dc.gov		Does your organization maintain a waiting list? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If yes, explain in the narrative section how this list is administered.		
Is the sponsor a nonprofit organization? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <i>Please check if yes and a faith-based organization.</i> <input type="checkbox"/> <i>Please check if yes and a grassroots organization.</i> <input type="checkbox"/>		A waiting list of approximately 284 for long-term tenant-based subsidies is managed by Housing Counseling Services for the District of Columbia. See Part C Section 2 for a narrative description.		

2. b Project Sponsor Information

In Chart 2, provide the following information for each organization designated or selected to serve as a project sponsor, as defined by CFR 574.3.

Project Sponsor Agency Name Prince Georges Housing Authority		Parent Company Name, if applicable Prince Georges County Government		
Name and Title of Contact at Project Sponsor Agency	James Johnson, Acting Director			
Email Address	JEJohnson@Co.PG.MD.US			
Business Address	9400 Peppercorn Place			
City, County, State, Zip,	Largo	MD	20774	
Phone Number (with area codes)	(301) 883-5531		Fax Number (301) 883-9832	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	52-1332044		DUN & Bradstreet Number (DUNs) if applicable 058592189	
Congressional District of Business Location of Sponsor	MD-4			
Congressional District(s) of Primary Service Area(s)	MD-4, MD-5			
Zip Code(s) of Primary Service Area(s)	Zip codes within the series: 206xx (Calvert County) 206xx, 207xx (Charles County), 206xx, 207xx, 208xx (Prince George's County).			
City(ies) and County(ies) of Primary Service Area(s)			Counties: Calvert, Charles, Prince George's	
Total HOPWA contract amount for this	\$2,731,861			



Organization		Does your organization maintain a waiting list? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If yes, explain in the narrative section how this list is administered. A waiting list of approximately 65 for long-term tenant-based subsidies is managed by Housing Counseling Services for the suburban Maryland. See Part C Section 2 for a narrative description.
Organization's Website Address		
Co.pg.md.us/Government/Agency/Index/HCD		
Is the sponsor a nonprofit organization? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Please check if yes and a faith-based organization. <input type="checkbox"/> Please check if yes and a grassroots organization. <input type="checkbox"/>		

2. c Project Sponsor Information

In Chart 2, provide the following information for each organization designated or selected to serve as a project sponsor, as defined by CFR 574.3.

Project Sponsor Agency Name		Parent Company Name, if applicable	
Northern Virginia Regional Consortium			
Name and Title of Contact at Project Sponsor Agency	G. Mark Gibb, Executive Director		
Email Address	mgibbs@novaregion.org		
Business Address	3060 Williams Drive, Suite 510		
City, County, State, Zip,	Fairfax	VA	22031
Phone Number (with area codes)	703-642-4644	Fax Number 703-642-5077	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	54-0567355	DUN & Bradstreet Number (DUNs) if applicable 12-402-0830	
Congressional District of Business Location of Sponsor	VA-11		
Congressional District(s) of Primary Service Area(s)	VA-1, VA-7, VA-8, VA-10, VA-11		
Zip Code(s) of Primary Service Area(s)	Zip Codes within the series: 220xx (Fairfax Co/City, Falls church), 221xx (Fairfax county), 222xx (Arlington Co.), 223xx (Alexandria/Fairfax Co.), 201xx (Fauquier, Manassas, Manassas Park, Loudoun and Prince Wm.), 224xx (King George and Fredericksburg), 225xx (Spotsylvania and Stafford) and 226xx (Clarke and Warren)		
City(ies) and County(ies) of Primary Service Area(s)	Cities: Alexandria, Fairfax (City), Falls Church, Fredericksburg, Manassas & Manassas Park	Counties: Arlington, Clarke, Fairfax, Fauquier, King George, Loudon, Prince William, Spotsylvania, Stafford and Warren.	
Total HOPWA contract amount for this Organization	\$1,842,253		
Organization's Website Address		Does your organization maintain a waiting list? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
info@novaregion.org		If yes, explain in the narrative section how this list is administered.	
Is the sponsor a nonprofit organization? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Please check if yes and a faith-based organization. <input type="checkbox"/> Please check if yes and a grassroots organization. <input type="checkbox"/>		A waiting list of approximately 80 for long-term tenant-based subsidies is managed by Northern Virginia Regional Consortium for suburban Northern Virginia. .See Part C Section 2 for a narrative description.	

2. d Project Sponsor Information

In Chart 2, provide the following information for each organization designated or selected to serve as a project sponsor, as defined by CFR 574.3.

Project Sponsor Agency Name		Parent Company Name, if applicable	
AIDS Network of the Tri-State Area (A.N.T.S.)			
Name and Title of Contact at Project Sponsor Agency	Glenna Allison, RN		
Email Address	Gja_antsa@hotmail.com		
Business Address	400 West Martin Street, P.O. Box 2306		
City, County, State, Zip,	Martinsburg	WV	25401
Phone Number (with area codes)	304-263-0738	Fax Number 304-263-9571	



Employer Identification Number (EIN) or Tax Identification Number (TIN)	52-1787211	DUN & Bradstreet Number (DUNs) if applicable	944905926
Congressional District of Business Location of Sponsor	WV-2		
Congressional District(s) of Primary Service Area(s)	WV-2		
Zip Code(s) of Primary Service Area(s)	ZIP codes within the series: 254xx (Jefferson County).		
City(ies) and County(ies) of Primary Service Area(s)		Counties: Jefferson	
Total HOPWA contract amount for this Organization	\$110,289.00		
Organization's Website Address www.antsa.org	Does your organization maintain a waiting list? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If yes, explain in the narrative section how this list is administered.		
Is the sponsor a nonprofit organization? <input type="checkbox"/> Yes <input type="checkbox"/> No Please check if yes and a faith-based organization. <input type="checkbox"/> Please check if yes and a grassroots organization. <input type="checkbox"/>			

3.1 Subrecipient Information

In Chart 3, provide the following information for each subrecipient with a contract/agreement of \$25,000 or greater that assist the grantee or project sponsors to carry out their administrative or service delivery functions. Agreements include: grants, subgrants, loans, awards, cooperative agreements, and other forms of financial assistance; and contracts, subcontracts, purchase orders, task orders, and delivery orders. (Organizations listed may have contracts with project sponsors or other organizations beside the grantee.)

Subrecipient Name Building Futures		Parent Company (if applicable)	
Name and Title of Contact at Subrecipient	Mr. Steve Sueser, Executive Director		
Email Address	sseuser@buildingfutures.org		
Business Address	1440 Meridian Place, NW		
City, State, Zip, County	Washington	DC	20005
Phone Number (with area code)	202-639-0361	Fax Number 202-639-0276	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	52-1742956	DUN & Bradstreet Number (DUNs) if applicable	
North American Industry Classification System (NAICS) Code	624190		
Congressional District of Location	DC-At-Large		
Congressional District of Primary Service Area	DC-At-Large		
Zip Code of Primary Service Area(s)	All zip codes in series 200xx		
City(ies) and County(ies) of Primary Service Area(s)	Cities: Washington		
Total HOPWA Contract Amount	\$647,306		

3.2 Subrecipient Information

Subrecipient Name Coates and Lane Foundation		Parent Company (if applicable)	
Name and Title of Contact at Subrecipient	Ms. Gale Coates, President and Chief Executive officer		
Email Address	galecoatesandlane@verizon.net		
Business Address	2570 Sherman Avenue		
City, State, Zip, County	Washington	DC	20002



Phone Number (with area code)	202-462-1008	Fax Number 202-462-1194
Employer Identification Number (EIN) or Tax Identification Number (TIN)	52-1562601	DUN & Bradstreet Number (DUNs) if applicable
North American Industry Classification System (NAICS) Code	624190	
Congressional District of Location	DC-At-Large	
Congressional District of Primary Service Area	DC-At-Large	
Zip Code of Primary Service Area(s)	All zip codes in series 200xx	
City(ies) and County(ies) of Primary Service Area(s)	Cities: Washington	
Total HOPWA Contract Amount	\$225,000	

3.3 Subrecipient Information

Subrecipient Name		Parent Company (if applicable)	
Community Family Life Services			
Name and Title of Contact at Subrecipient	Ms. Claudia Thorne		
Email Address	cthorne@cflsdc.org		
Business Address	305 E Street, NW		
City, State, Zip, County	Washington	DC	20011
Phone Number (with area code)	202-347-0511, ext. 411	Fax Number (202) 347-0520	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	52-0910609	DUN & Bradstreet Number (DUNs) if applicable	
North American Industry Classification System (NAICS) Code	623220		
Congressional District of Location	DC-At-Large		
Congressional District of Primary Service Area	DC-At-Large		
Zip Code of Primary Service Area(s)	All zip codes in series 200xx		
City(ies) and County(ies) of Primary Service Area(s)	Cities: Washington		
Total HOPWA Contract Amount	\$421,931		

3.4 Subrecipient Information

Subrecipient Name		Parent Company (if applicable)	
Damien Ministries			
Name and Title of Contact at Subrecipient	Otis "Buddy" Sutson		
Email Address	osutson@damienministries.org		
Business Address	2200 Rhode Island Avenue, NE		
City, State, Zip, County	Washington	DC	20018
Phone Number (with area code)	202-526-3020	Fax Number (202) 526-9770	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	52-1523098	DUN & Bradstreet Number (DUNs) if applicable	
North American Industry Classification System (NAICS) Code	624229		
Congressional District of Location	DC-At-Large		
Congressional District of Primary Service Area	DC-At-Large		



Zip Code of Primary Service Area(s)	All zip codes in series 200xx		
City(ies) and County(ies) of Primary Service Area(s)	Cities: Washington		
Total HOPWA Contract Amount	\$195,000		

3.5 Subrecipient Information

Subrecipient Name		Parent Company (if applicable)		
DC Care Consortium				
Name and Title of Contact at Subrecipient	Mr. Earl Fowlkes, Executive Director			
Email Address	efowlkes@dccare.org			
Business Address	1156 15 th Street, NW			
City, State, Zip, County	Washington	DC	20005	
Phone Number (with area code)	202-223-9550		Fax Number 202-223-9382	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	52-1787555		DUN & Bradstreet Number (DUNs) if applicable	
North American Industry Classification System (NAICS) Code	624229			
Congressional District of Location	DC-At-Large			
Congressional District of Primary Service Area	DC-At-Large			
Zip Code of Primary Service Area(s)	All zip codes in series 200xx			
City(ies) and County(ies) of Primary Service Area(s)	Cities: Washington			
Total HOPWA Contract Amount	\$766,426			

3.6 Subrecipient Information

Subrecipient Name		Parent Company (if applicable)		
EFFORTS, Inc.				
Name and Title of Contact at Subrecipient	Ms. Rachel Morrison, Executive Director			
Email Address	effortsdca@aol.com			
Business Address	1612 7 th Street, NW			
City, State, Zip, County	Washington	DC	20001	
Phone Number (with area code)	202-232-7320		Fax Number 202-232-7324	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	52-1917192		DUN & Bradstreet Number (DUNs) if applicable	
North American Industry Classification System (NAICS) Code	624229			
Congressional District of Location	DC-At-Large			
Congressional District of Primary Service Area	DC-At-Large			
Zip Code of Primary Service Area(s)	All zip codes in series 200xx			
City(ies) and County(ies) of Primary Service Area(s)	Cities: Washington			
Total HOPWA Contract Amount	\$850,000			

3.7 Subrecipient Information



Subrecipient Name Extended Care, Inc.		Parent Company (if applicable)	
Name and Title of Contact at Subrecipient	Sallie Elam, Executive Director		
Email Address	Elamdoc57@aol.com		
Business Address	1374 H Street, NE		
City, State, Zip, County	Washington	DC	20001
Phone Number (with area code)	(202) 388-5552	Fax Number (202) 636-4587	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	52-2288102	DUN & Bradstreet Number (DUNs) if applicable	
North American Industry Classification System (NAICS) Code	623220		
Congressional District of Location	DC-At-Large		
Congressional District of Primary Service Area	DC-At-Large		
Zip Code of Primary Service Area(s)	All zip codes in series 200xx		
City(ies) and County(ies) of Primary Service Area(s)	Cities: Washington		
Total HOPWA Contract Amount	\$719,225.00		

3.8 Subrecipient Information

Subrecipient Name Greater Washington Urban League		Parent Company (if applicable)	
Name and Title of Contact at Subrecipient	Ms. Maudine Cooper, Executive Director		
Email Address			
Business Address	2901 14 th Street, NW		
City, State, Zip, County	Washington	DC	20009
Phone Number (with area code)	202-265-8200	Fax Number 202-265-9878	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	53-0208981	DUN & Bradstreet Number (DUNs) if applicable	
North American Industry Classification System (NAICS) Code	624229		
Congressional District of Location	DC-At-Large		
Congressional District of Primary Service Area	DC-At-Large		
Zip Code of Primary Service Area(s)	All zip codes in series 200xx		
City(ies) and County(ies) of Primary Service Area(s)	Cities: Washington		
Total HOPWA Contract Amount	\$1,008,807		

3.9 Subrecipient Information

Subrecipient Name Hill's Community		Parent Company (if applicable)	
Name and Title of Contact at Subrecipient	Ms. Marilyn Hill, Executive Director		
Email Address	Marilynhill4@aol.com		



Business Address	3658 Warder Street, NW			
City, State, Zip, County	Washington	DC	20009	
Phone Number (with area code)	202-545-6815		Fax Number 202-636-8630	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	52-2126328		DUN & Bradstreet Number (DUNs) if applicable	
North American Industry Classification System (NAICS) Code	624229			
Congressional District of Location	DC-At-Large			
Congressional District of Primary Service Area	DC-At-Large			
Zip Code of Primary Service Area(s)	All zip codes in series 200xx			
City(ies) and County(ies) of Primary Service Area(s)	Cities: Washington			
Total HOPWA Contract Amount	\$300,000			

3.10 Subrecipient Information

Subrecipient Name		Parent Company (if applicable)		
Homes for Hope				
Name and Title of Contact at Subrecipient	Dr. Veronica Jenkins, Executive Director			
Email Address	veronicajenkins@msn.com			
Business Address	3003 G Street, SE, Suite A			
City, State, Zip, County	Washington	DC	20019	
Phone Number (with area code)	202-582-0169		Fax Number 202-582-0179	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	27-0034814		DUN & Bradstreet Number (DUNs) if applicable	
North American Industry Classification System (NAICS) Code	624229			
Congressional District of Location	DC-At-Large			
Congressional District of Primary Service Area	DC-At-Large			
Zip Code of Primary Service Area(s)	All zip codes in series 200xx			
City(ies) and County(ies) of Primary Service Area(s)	Cities: Washington			
Total HOPWA Contract Amount	\$646,572			

3.11 Subrecipient Information

Subrecipient Name		Parent Company (if applicable)		
Housing Counseling Services				
Name and Title of Contact at Subrecipient	Marian Siegel, Executive Director			
Email Address	mariansiegel@housingetc.org			
Business Address	2410 17 th Street, NW			
City, State, Zip, County	Washington	DC	20009	
Phone Number (with area code)	202-667-2681		Fax Number (202) 667-0862	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	52-0958568		DUN & Bradstreet Number (DUNs) if applicable	
North American Industry Classification	624229			



System (NAICS) Code	
Congressional District of Location	DC-At-Large
Congressional District of Primary Service Area	DC-At-Large
Zip Code of Primary Service Area(s)	All zip codes in series 200xx
City(ies) and County(ies) of Primary Service Area(s)	Cities: Washington
Total HOPWA Contract Amount	\$953,000

3.12 Subrecipient Information

Subrecipient Name		Parent Company (if applicable)		
Joseph’s House				
Name and Title of Contact at Subrecipient	Ms. Pat Wudel, Executive Director			
Email Address	patwudel@josephshouse.org			
Business Address	1730 Lanier Place, NW			
City, State, Zip, County	Washington	DC	20009	
Phone Number (with area code)	202-328-9161		Fax Number 202-588-7097	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	52-1693018		DUN & Bradstreet Number (DUNs) if applicable	
North American Industry Classification System (NAICS) Code	624229			
Congressional District of Location	DC-At-Large			
Congressional District of Primary Service Area	DC-At-Large			
Zip Code of Primary Service Area(s)	All zip codes in series 200xx			
City(ies) and County(ies) of Primary Service Area(s)	Cities: Washington			
Total HOPWA Contract Amount	\$280,000			

3.13 Subrecipient Information

Subrecipient Name		Parent Company (if applicable)		
La Clinica Del Pueblo				
Name and Title of Contact at Subrecipient	Enrique Cobham, Executive Director			
Email Address	ecobham@lcdp.org			
Business Address	2831 15 th Street, NW			
City, State, Zip, County	Washington	DC	20009	
Phone Number (with area code)	202-462-4788		Fax Number 202-332-0085	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	52-1942551		DUN & Bradstreet Number (DUNs) if applicable	
North American Industry Classification System (NAICS) Code	624229			
Congressional District of Location	DC-At-Large			
Congressional District of Primary Service Area	DC-At-Large			
Zip Code of Primary Service Area(s)	All zip codes in series 200xx			
City(ies) and County(ies) of Primary Service Area(s)	Cities: Washington			



Total HOPWA Contract Amount	\$685,000
------------------------------------	-----------

3.14 Subrecipient Information

Subrecipient Name		Parent Company (if applicable)	
Miracle Hands			
Name and Title of Contact at Subrecipient	Mr. Cornell Jones, Executive Director		
Email Address	Cornelljones.miraclehands@verizon.net		
Business Address	2127 Queens Chapel Road, NE		
City, State, Zip, County	Washington	DC	20018
Phone Number (with area code)	202-832-7744	Fax Number 202-832-2711	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	33-1027412	DUN & Bradstreet Number (DUNs) if applicable	
North American Industry Classification System (NAICS) Code	624229		
Congressional District of Location	DC-At-Large		
Congressional District of Primary Service Area	DC-At-Large		
Zip Code of Primary Service Area(s)	All zip codes in series 200xx		
City(ies) and County(ies) of Primary Service Area(s)	Cities: Washington		
Total HOPWA Contract Amount	\$1,131,145		

3.15 Subrecipient Information

Subrecipient Name		Parent Company (if applicable)	
Miriam's House			
Name and Title of Contact at Subrecipient	Carol Marsh, Executive Director		
Email Address	cmars@miriamshouse.org		
Business Address	1300 Florida Avenue, NW		
City, State, Zip, County	Washington	DC	20009
Phone Number (with area code)	202-667-1758	Fax Number 202-667-4638	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	52-2069681	DUN & Bradstreet Number (DUNs) if applicable	
North American Industry Classification System (NAICS) Code	624229		
Congressional District of Location	DC-At-Large		
Congressional District of Primary Service Area	DC-At-Large		
Zip Code of Primary Service Area(s)	All zip codes in series 200xx		
City(ies) and County(ies) of Primary Service Area(s)	Cities: Washington		
Total HOPWA Contract Amount	\$350,000		



3.16 Subrecipient Information

Subrecipient Name		Parent Company (if applicable)	
Northwest Church Family Network			
Name and Title of Contact at Subrecipient	Jerry Coleman, Executive Director		
Email Address	jcoleman@ncfndc.org		
Business Address	216 New York Avenue, NW		
City, State, Zip, County	Washington	DC	20001
Phone Number (with area code)	202-347-5660	Fax Number 202-347-5662	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	52-1942747	DUN & Bradstreet Number (DUNs) if applicable	
North American Industry Classification System (NAICS) Code	624229		
Congressional District of Location	DC-At-Large		
Congressional District of Primary Service Area	DC-At-Large		
Zip Code of Primary Service Area(s)	All zip codes in series 200xx		
City(ies) and County(ies) of Primary Service Area(s)	Cities: Washington		
Total HOPWA Contract Amount	\$182,571.00		

3.17 Subrecipient Information

Subrecipient Name		Parent Company (if applicable)	
Our Place, DC			
Name and Title of Contact at Subrecipient	Ms. Susan Galbraith, Executive Director		
Email Address	sgalbraith@ourplacedc.org		
Business Address	801 Pennsylvania Avenue, SE		
City, State, Zip, County	Washington	DC	20003
Phone Number (with area code)	202-548-2400	Fax Number 202-548-2403	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	51-03933992	DUN & Bradstreet Number (DUNs) if applicable	
North American Industry Classification System (NAICS) Code	624229		
Congressional District of Location	DC-At-Large		
Congressional District of Primary Service Area	DC-At-Large		
Zip Code of Primary Service Area(s)	All zip codes in series 200xx		
City(ies) and County(ies) of Primary Service Area(s)	Cities: Washington		
Total HOPWA Contract Amount	\$195,462.00		

3.18 Subrecipient Information

Subrecipient Name		Parent Company (if applicable)	
Perry School			
Name and Title of Contact at Subrecipient	Peg Pegram		
Email Address	ppegram@perryschool.org		



Business Address	128 M Street, NW			
City, State, Zip, County	Washington	DC	20011	
Phone Number (with area code)	202-312-2442		Fax Number 202-204-0497	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	52-1722904		DUN & Bradstreet Number (DUNs) if applicable	
North American Industry Classification System (NAICS) Code	624229			
Congressional District of Location	DC-At-Large			
Congressional District of Primary Service Area	DC-At-Large			
Zip Code of Primary Service Area(s)	All zip codes in series 200xx			
City(ies) and County(ies) of Primary Service Area(s)	Cities: Washington			
Total HOPWA Contract Amount	\$606,250			

3.19 Subrecipient Information

Subrecipient Name		Parent Company (if applicable)		
Regional Addiction Prevention, Inc.				
Name and Title of Contact at Subrecipient	Mr. Ron Clark, Executive Director			
Email Address	Ron.clark@rapinc.org			
Business Address	1949 4 th Street, NE			
City, State, Zip, County	Washington	DC	20002	
Phone Number (with area code)	202-462-7500		Fax Number 202-462-7507	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	52-0906297		DUN & Bradstreet Number (DUNs) if applicable	
North American Industry Classification System (NAICS) Code	624229			
Congressional District of Location	DC-At-Large			
Congressional District of Primary Service Area	DC-At-Large			
Zip Code of Primary Service Area(s)	All zip codes in series 200xx			
City(ies) and County(ies) of Primary Service Area(s)	Cities: Washington			
Total HOPWA Contract Amount	\$524,052			

3.20 Subrecipient Information

Subrecipient Name		Parent Company (if applicable)		
Right, Inc.				
Name and Title of Contact at Subrecipient	Ms. Mary Hughes			
Email Address	rightinc@aol.com			
Business Address	202-889-7700, extension 11			
City, State, Zip, County	Washington	DC	20020	
Phone Number (with area code)	202-889-7700, ext. 11		Fax Number 202-889-4426	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	52-1835044		DUN & Bradstreet Number (DUNs) if applicable	
North American Industry Classification System (NAICS) Code	624229			



Congressional District of Location	DC-At-Large		
Congressional District of Primary Service Area	DC-At-Large		
Zip Code of Primary Service Area(s)	All zip codes in series 200xx		
City(ies) and County(ies) of Primary Service Area(s)	Cities: Washington		
Total HOPWA Contract Amount	\$200,000		

3.21 Subrecipient Information

Subrecipient Name		Parent Company (if applicable)	
Transgender Health Empowerment			
Name and Title of Contact at Subrecipient	Mr. Anthony Hall, Executive Director		
Email Address	ahall@theincdc.org		
Business Address	16 Rhode Island Avenue, NE		
City, State, Zip, County	Washington	DC	20002
Phone Number (with area code)	202-526-9160	Fax Number 202-526-9163	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	30-0006489	DUN & Bradstreet Number (DUNs) if applicable	
North American Industry Classification System (NAICS) Code	624229		
Congressional District of Location	DC-At-Large		
Congressional District of Primary Service Area	DC-At-Large		
Zip Code of Primary Service Area(s)	All zip codes in series 200xx		
City(ies) and County(ies) of Primary Service Area(s)	Cities: Washington		
Total HOPWA Contract Amount	\$230,000		



A. Grantee and Community Overview

Provide a one to three page narrative summarizing major achievements and highlights that were proposed and completed during the program year. Include a brief description of the grant organization, area of service, the name(s) of the program contact(s), and an overview of the range/type of housing activities provided. This overview may be used for public information, including posting on HUD's website. *Note: Text fields are expandable.*

Overview

The District of Columbia Department of Housing Community Development (DHCD) is the Formula Grantee for the Housing Opportunity for People With AIDS (HOPWA) for the Washington, DC Eligible Metropolitan Statistical Area (EMSA). HOPWA is administered by the HIV/AIDS Administration (HAA) of the District of Columbia Department of Health. The EMSA includes the District of Columbia, and portions of suburban Northern Virginia, suburban Maryland and Jefferson County, West Virginia, and represents a subset of the CARE Act Part A eligible metropolitan area, also administered by HAA.

HAA oversees services for residents of the District of Columbia, and supports housing programs in the neighbor jurisdictions through service agreements. The program contact information is

Shannon L. Hader, MD, MPH
Director
HIV/AIDS Administration
Department of Health
64 New York Avenue NE Suite
5001
Washington, DC 20002
Phone: 202/671-4900
Fax: 202/671-4860
E-mail: Shannon.Hader@DC.Gov

Gunther Freehill, Chief
Care, Housing and Support Services
Bureau
HIV/AIDS Administration
Department of Health
64 New York Avenue NE Suite
5001
Washington, DC 20002
Phone: 202/671-4900
Fax: 202/671-4860
E-mail: Gunther.Freehill@DC.Gov

Leopold Clarke, Manager
Housing Assistance Division
Care, Housing and Support Services
Bureau
HIV/AIDS Administration
Department of Health
64 New York Avenue NE Suite
5001
Washington, DC 20002
Phone: 202/671-4900
Fax: 202/671-4860
E-mail: Leopold.Clarke@DC.Gov

Each of the three neighbor jurisdictions are administered in different ways.

- Suburban Northern Virginia. A quasi-governmental organization, the Northern Virginia Regional Commission, serves suburban northern Virginia. The service area includes the counties of Arlington, Clarke, Culpepper, Fairfax, Fauquier, King George, Loudoun, Prince Williams, Spotsylvania, Stafford, and Warren and the cities of Alexandria, Falls Church, Fredericksburg, Manassas, Manassas Park, and Fairfax counties.
- Suburban Maryland. The Prince George's County Department of Housing and Community Development serves as the administrative agency for residents of Prince Georges County, Calvert County and Charles County. Services are tenant-based rental assistance and short-term rental, mortgage and utility assistance. During the most recent grant year, there was an increased demand for assistance with eligibility screening, enrollment and entry into housing services, which may result in program modifications during the current grant year.
- Jefferson County. The AIDS Network of the Tri-State Area (ANTS) serves the dual role of administrative agency and housing service provider for this region. Unusually, ANTS is located in Berkley County, but oversees the use of HOPWA funds for Jefferson County.

Services supported among the four jurisdictions vary somewhat, based upon the need for services and the availability of other sources of funding for housing and housing-related services. Tenant-based rental assistance and short-term rent, mortgage and utility assistance are available in each jurisdiction. Housing supportive services are available to residents throughout the EMSA, but differ among the regions in the specific services offered. Project-based facilities provide housing and housing supportive services in the District of Columbia. Northern Virginia is offering a unique, but limited in scale, model of scattered site housing. Housing information services are provided by one organization for the District of Columbia and suburban Maryland, while provided through a project sponsor in each of northern Virginia and Jefferson County.



B. Annual Performance under the Action Plan

Provide a narrative addressing each of the following four items:

1. Outputs Reported. Describe significant accomplishments or challenges in achieving the number of housing units supported and the number households assisted with HOPWA funds during this operating year compared to plans for this assistance, as approved in the Consolidated Plan/Action Plan. Describe how HOPWA funds were distributed during your program year among different categories of housing and geographic areas to address needs throughout the grant service area, consistent with approved plans.

Key accomplishments to date include

- Distinguishing among the various (and at times, conflicting) roles played by project sponsors.
- Clarification and re-definition of the services to be supported.
- Clear and distinct function for a single project sponsor to pay rental subsidies.
- Clear and distinct function for a single project sponsor to serve as the point of entry and enrollment.
- Streamlining the requirements made of housing case managers, with a view towards a “needs-based” approach for housing supportive services, supported by assessments and experience.
- Expanding the range of services that clients can “self-manage.”
- Identifying, with a view towards expanding, the supportive services provided to individuals who are wait-listed for the long term, tenant- or project-based subsidy programs.

Key challenges are

- The increasing need for housing services. This increase is perhaps most dramatic in the need for long-term subsidy programs, and can be attributed in part to two major successes: increasing the health and life-spans of people with HIV/AIDS, and promoting awareness of housing programs.
- The decreasing availability of affordable housing. This is an EMSA with a densely populated, urban core, with significant “gentrification” and increases in housing costs. Safe, sanitary housing for low-income individuals is increasingly unavailable in every part of the EMSA.
- This EMSA is complex, composed of parts of four states (District of Columbia, Maryland, Virginia and West Virginia) and with a distinctly different “footprint” than the area that comprises the CARE Act Part A Eligible Metropolitan Area.

The HIV/AIDS epidemic in this jurisdiction is distinctly different from other jurisdictions, and is best understood as a “modern” epidemic, characterized by the highest rate of infection known in this country. The formula for the distribution of funds from HOPWA serves to ensure stable funding for those jurisdictions with a long-standing epidemic, but fails to ensure distribution of resources to those parts of the country with proportionately higher new, emerging or increasing case rates. This EMSA is constantly challenged by the need to provide a wider range of housing and supportive services to an increasing number of eligible individuals, households and families with no commensurate increases in the availability of federal funding.

2. Outcomes Assessed. Assess program goals against actual client outcomes for achieving housing stability, reducing risks of homelessness, and improving access to care. If current year results are lower than the national program targets (80 percent of HOPWA clients maintain housing stability, avoid homelessness and access care), please describe the steps being taken to achieve the national outcome goal in next operating year.



See Part 4, Section 1 for a report on the housing stability outcomes. Generally, there has been good success in maintaining housing stability for clients who are served by the core housing programs (that is, tenant- and project-based rental assistance, and transitional facilities) available in the Washington, DC metropolitan area. These programs are designed for relatively long-term services, and enrollment in the program entails a long-term commitment of funds. As such, these programs cannot be realistically expanded in an environment characterized by stable or reduced funding without jeopardizing the program successes.

The housing outcome data for beneficiaries of the Short Term Rental, Mortgage and Utility assistance (see Part 4 Section 2) are incomplete. During the current grant year, the data will be more complete as a result of the re-design of the program.

The short-term assistance program was designed for very short periods of use, a purpose that served clients well when the wait-list for a long-term tenant-based subsidy was relatively short. The wait list in this EMSA is a minimum of one year, and approaches two years in some parts of the EMSA, rendering a “short-term” program the best available option for longer periods of time. This change in the experience and utilization of the short-term assistance program has recently led to a fundamental re-design of the short-term and supportive services programs, that HAA believes will improve the supportive services offered to clients who are being served by short-term housing programs, and will result in more complete and useful data on their housing outcomes.

See Section 3, Table 1A. Project sponsors reported that a total of two hundred and ninety-one clients had accessed and maintained medical insurance or assistance. If correct, this is a disturbing report. Additional analysis of the data will be conducted to determine the extent to which this report is correct, and the extent to which housing providers are unaware of the use of health care or health insurance by their clients. Anecdotal experience supports a perspective that housing providers are focused on a core set of housing and housing supportive services, and may not be sufficiently attentive to the importance of including health care access and insurance in the range of services critical to serving their clients.

3. Coordination. Report on program coordination with other mainstream housing and supportive services resources, including the use of committed leveraging from other public and private sources that helped to address needs for eligible persons identified in the Consolidated Plan/Strategic Plan.



The persistent and dramatic shortage of affordable housing challenges the abilities of all service providers and all funding sources to address the full range of housing needs for low-income people in the EMSA.

Housing and services to the homeless are a high priority for Mayor Adrian Fenty of the District of Columbia. Under his leadership, work groups have been formed that work to coordinate housing and housing supportive services among all agencies and administrations within District government. Ongoing collaborations with the Department of Mental Health and the Addiction Prevention and Recovery Administration offer real opportunities to ensure services to individuals with HIV and co-morbid conditions.

The “Housing First” initiative is aimed to provide housing for up to eight hundred homeless individuals and families in the District of Columbia. During 2008, the District conducted a survey and needs assessment of 2,859 homeless. Of these, 184 reported that were infected with HIV, and of these, fifty-three have been housed. These individuals represent nearly one-eight of the three hundred and ninety-eight individuals housed in 2008.

4. Technical Assistance. Describe any program technical assistance needs and how they would benefit program beneficiaries.

The HIV/AIDS Administration (HAA) has launched an ambitious re-design of its housing program. HAA has requested intensive technical assistance to ensure the transition to a revamped system does not inadvertently contribute to housing instability, incorporates best practices, allows thoughtful and thorough consistency with HUD requirements and establishes a firm foundation to meet the housing needs of people with HIV in the jurisdiction. The ability to mobilize technical assistance is somewhat challenged by delays in approval, reliance on training modules that are “off the shelf,” and the complexity and variety of housing needs among the areas that compose the EMSA. HAA will continue its request for intensive technical assistance to be provided during calendar 2009.

C. Barriers and Trends Overview

Provide a narrative addressing items 1 through 3. Explain how barriers and trends affected your program’s ability to achieve the objectives and outcomes discussed in the previous section.

1. Describe any barriers (including regulatory and non-regulatory) encountered, actions taken in response to barriers, and recommendations for program improvement. Provide an explanation for each barrier selected.

- | | | | |
|---|--|--|--|
| <input type="checkbox"/> HOPWA/HUD Regulations | <input type="checkbox"/> Planning | <input checked="" type="checkbox"/> Housing Availability | <input type="checkbox"/> Rent Determination and Fair Market Rents |
| <input type="checkbox"/> Discrimination/Confidentiality | <input checked="" type="checkbox"/> Multiple Diagnoses | <input type="checkbox"/> Eligibility | <input checked="" type="checkbox"/> Technical Assistance or Training |
| <input type="checkbox"/> Supportive Services | <input type="checkbox"/> Credit History | <input type="checkbox"/> Rental History | <input checked="" type="checkbox"/> Criminal Justice History |
| <input checked="" type="checkbox"/> Housing Affordability | <input type="checkbox"/> Other, please explain further | | |

2. Describe any trends in the community that may affect the way in which the needs of persons living with HIV/AIDS are being addressed, and provide any other information important to the future provision of services to this population.

Housing Availability and Affordability.

There is a dramatic shortage of safe, sanitary and affordable housing for low-income people in this region.

**Tenant-Based Rental Assistance.**

Currently, there are approximately four hundred and fifty individuals and families on a wait list for long-term, tenant-based rental subsidy in three of the four jurisdictions that comprise the EMSA. Overall, this represents a nearly fifty percent increase from one year ago, and can require a wait of up to two years. The eligible beneficiaries on the wait are served in ways that are sub-optimal, with a patchwork of short-term and partial solutions.

Currently, the position of a given client on the wait list is governed solely by the length of time on the wait list. As part of the re-design of the housing program, an assessment will be conducted during the current program year to determine ways of assessing acuity for housing services with the view towards deploying a more comprehensive set of indicators to determine position on the wait list.

Generally, all individuals on the wait list have pending applications for Section 8 housing, although the relative scarcity of new Section 8 certificates offer little relief to the HOPWA-funded tenant-based rental assistance.

See Part D, Table 1 below. The Washington, DC EMSA is reporting the unmet need for tenant-based rental assistance as the approximate number of individuals and households currently on the wait list for these programs in the District of Columbia, suburban Maryland and suburban Virginia. These lists are reviewed periodically to ensure that beneficiaries who have been housed through Section 8, Housing First or some other program are properly described, but anecdotal evidence suggests that the length of the wait list discourages at least some potential beneficiaries from applying.

As the wait list of long-term housing solutions increases, the number of potential households in need of shorter term solutions – in particular, for short-term rental assistance and transitional project-based housing – continues to increase and fluctuate, and for that reason the numbers are not reported.

Technical Assistance

Technical Assistance is needed for providers of housing and housing supportive services throughout the region (EMSA). Technical assistance needs have a wide range, including:

Planning and managing housing programs in the context of increasing need and increasing scarcity of resources.

Identifying and providing the appropriate mix of housing supportive services to maximize the probability of stable housing.

Developing collaborations and co-management strategies for clients who are housed and provided health care through public assistance.

There is need for training workers of project sponsors dealing with people from different cultures, handling drug abuse and alcohol addicted clients and general cross training of the many providers.

Criminal Justice History



In the District of Columbia there is a high volume of previously incarcerated persons with HIV/AIDS re-entering the general population. In the context of a general shortage of safe and affordable housing options, it can be very challenging to enlist landlords willing to offer housing to these individuals

3. Identify any evaluations, studies, or other assessments of the HOPWA program that are available to the public.

There is no systematic review of the HOPWA program conducted in this jurisdiction.

D. Unmet Housing Needs: An Assessment of Unmet Housing Needs

In Chart 1, provide an assessment of the number of HOPWA-eligible households that require housing assistance but are not currently served by HOPWA in this service area.

In Line 1, report the total unmet need of the geographical service area, as reported in *Unmet Needs for Persons with HIV/AIDS*, Table 1B of the Consolidated or Annual Plan(s), or as reported under HOPWA worksheet in the Needs Workbook of the Consolidated Planning Management Process (CPMP) tool. *Note: Report most current data available, through Consolidated or Annual Plan(s), and account for local housing issues, or changes in HIV/AIDS cases, by using combination of one or more of the sources in Chart 2.*

In Rows a through c, enter the number of HOPWA-eligible households by type of housing assistance whose housing needs are not met. For an approximate breakdown of overall unmet need by type of housing assistance refer to the Consolidated or Annual Plan (s), CPMP tool or local distribution of funds.

1. Assessment of Unmet Need for HOPWA-eligible Households

1. Total number of households that have unmet housing needs	=
From Item 1, identify the number of households with unmet housing needs by type of housing assistance	
a. Tenant-Based Rental Assistance (TBRA)	= 429
b. Short-Term Rent, Mortgage and Utility payments (STRMU)	=
c. Housing Facilities, such as community residences, SRO dwellings, other housing facilities	=

2. Recommended Data Sources for Assessing Unmet Need (check all sources used)

= Data as reported in the area Consolidated Plan, e.g. Table 1B, CPMP charts, and related narratives
= Data established by area HIV/AIDS housing planning and coordination efforts, e.g. Continuum of Care
= Data from client information provided in Homeless Management Information Systems (HMIS)
= Data from project sponsors or housing providers, including waiting lists for assistance or other assessments on need
= Data from prisons or jails on persons being discharged with HIV/AIDS, if mandatory testing is conducted
= Data from local Ryan White Planning Councils or reported in CARE Act Data Reports, e.g. number of clients with permanent housing



= Data collected for HIV/AIDS surveillance reporting or other health assessments, e.g. local health department or CDC surveillance data

End of PART 1



PART 2: Sources of Leveraging

Report the source(s) of cash or in-kind leveraged federal, state, local or private resources identified in the Consolidated or Annual Plan and used in the delivery of the HOPWA program and the amount of leveraged dollars.

[1] Sources of Leveraging		Total Amount of Leveraged Dollars (for this operating year)	
		[2] Housing Assistance	[3] Supportive Services and other non-direct housing costs
1.	Program Income	=	=
2.	Federal government (please specify):	=	=
	Ryan White Care Act Part A	=	= 671,076
	Ryan White Care Act Part B	=	=
	Shelter Plus Care	=	=521,280
3.	State government (please specify)	=	=
		=	=
		=	=
		=	=
4.	Local government (please specify)	=	=
	Bridges Fund	200,000	=
		=	=
		=	=
5.	Foundations and other private cash resources (please specify)	=	=
		=	=
		=	=
		=	=
6.	In-kind Resources	=	=
7.	Resident rent payments in Rental, Facilities, and Leased Units	67,000	=
8.	Grantee/project sponsor (Agency) cash	=	=
9.	TOTAL (Sum of 1-7)	267,000	= 1,192,356

End of PART 2

**PART 3: Accomplishment Data - Planned Goal and Actual Outputs**

In Chart 1, enter performance information (goals and actual outputs) for all activities undertaken during the operating year supported with HOPWA funds. Performance is measured by the number of households and units of housing that were supported with HOPWA or other federal, state, local, or private funds for the purposes of providing housing assistance and support to persons living with HIV/AIDS and their families. *Note: The total households assisted with HOPWA funds and reported in PART 3 of the CAPER should be the same as reported in the annual year-end IDIS data, and goals reported should be consistent with the Annual Plan information. Any discrepancies or deviations should be explained in the narrative section of PART 1.*

1. HOPWA Performance Planned Goal and Actual Outputs

HOPWA Performance Planned Goal and Actual		Output Households				Funding	
		HOPWA Assistance		Non-HOPWA			
		a.	b.	c.	d.	e.	f.
		Goal	Actual	Goal	Actual	HOPWA Budget	HOPWA Actual
	Housing Subsidy Assistance	Output Households					
1.	Tenant-Based Rental Assistance	780	749			4,295,408	6,587,682
2a.	Households in permanent housing facilities that receive operating subsidies/leased units		12				
2b.	Households in transitional/short-term housing facilities that receive operating subsidies/leased units		209			3,347,954	2,817,016
3a.	Households in permanent housing facilities developed with capital funds and placed in service during the program year						
3b.	Households in transitional/short-term housing facilities developed with capital funds and placed in service during the program year						
4.	Short-Term Rent, Mortgage and Utility Assistance	495	428			402,190	700,583
5.	Adjustments for duplication (subtract)						
6.	Total Housing Subsidy Assistance	1,275	428			8,045,552	10,105,281
	Housing Development (Construction and Stewardship of facility based housing)	Output Units					
7.	Facility-based units being developed with capital funding but not opened (show units of housing planned)					250,000	
8.	Stewardship Units subject to 3 or 10 year use agreements						
9.	Total Housing Developed						
	Supportive Services	Output Households					
10a.	Supportive Services provided by project sponsors also delivering HOPWA housing assistance	1,795	4,373			1,277,606	1,915,797
10b.	Supportive Services provided by project sponsors serving households who have other housing arrangements						
11.	Adjustment for duplication (subtract)						
12.	Total Supportive Services	1,795	4,373			1,277,606	1,915,797
	Housing Placement Assistance Activities						
13.	Housing Information Services	1,850	6,917			412,687	488,184
14.	Permanent Housing Placement Services	120	158				21,863
15.	Adjustment for duplication						
16.	Total Housing Placement Assistance	1,970	7,075			412,687	510,047
	Grant Administration and Other Activities						
17.	Resource Identification to establish, coordinate and develop housing assistance resources						
18.	Technical Assistance (if approved in grant agreement)					50,000	
19.	Grantee Administration (maximum 3% of total HOPWA grant)					334,792	289,212
20.	Project Sponsor Administration (maximum 7% of portion of HOPWA grant awarded)					747,363	647,289



	Total Expenditures for program year (Sum of rows 6, 9, 12, 16, and 20)					11,118,000	13,467,626
--	---	--	--	--	--	------------	------------

2. Listing of Supportive Services

Report on the use of HOPWA funds for all supportive services. In Rows 1 through 16, provide the (unduplicated) total of all households and expenditures for each type of supportive service for all project sponsors.

Supportive Services		Number of Households Receiving HOPWA Assistance	Amount of HOPWA Funds Expended
1.	Adult day care and personal assistance	235	250,000
2.	Alcohol and drug abuse services	40	466,647
3.	Case management/client advocacy/ access to benefits & services	360	577,150
4.	Child care and other child services		
5.	Education		
6.	Employment assistance and training	284	378,000
7.	Health/medical/intensive care services, if approved Note: Client records must conform with 24 CFR §574.310		
8.	Legal services	187	140,000
9.	Life skills management (outside of case management)		
10.	Meals/nutritional services	204	14,000
11.	Mental health services		
12.	Outreach		
13.	Transportation	995	90,000
14.	Other Activity (if approved in grant agreement). Specify:		
15.	Adjustment for Duplication (subtract)		
16.	TOTAL Households receiving Supportive Services (unduplicated)	2,305	1,915,797

End of PART 3



Part 4: Summary of Performance Outcomes

HOPWA Long-term Performance Objective: *Eighty percent of HOPWA clients will maintain housing stability, avoid homelessness, and access care each year through 2011.*

Section 1. Housing Stability: Assessment of Client Outcomes on Maintaining Housing Stability (Permanent Housing and Related Facilities)

In Column 1, report the total number of eligible households that received HOPWA housing assistance, by type. In Column 2, enter the number of households continuing to access each type of housing assistance, the following year. In Column 3, report the housing status of all households that exited the program. Columns 2 (Number of Households Continuing) and 3 (Exited Households) summed will equal the total households reported in Column 1. *Note: Refer to the housing stability codes that appear in Part 5: Worksheet - Determining Housing Stability Outcomes.*

[A] Permanent Housing Assistance	[1] Total Number of Households Receiving Housing Assistance	[2] Assessment: Number of Households Continuing with this Housing (per plan or expectation for next year)		[3] Assessment: Number of Exited Households and Housing Status	
Tenant-Based Rental Assistance	749	711	1 Emergency Shelter/Streets	= 0	
			2 Temporary Housing	= 0	
			3 Private Housing	= 8	
			4 Other HOPWA	= 0	
			5 Other Subsidy	= 4	
			6 Institution	= 0	
			7 Jail/Prison	= 3	
			8 Disconnected/Unknown	= 5	
			9 Death	= 18	
Permanent Supportive Housing Facilities/Units	12	12	1 Emergency Shelter/Streets	= 0	
			2 Temporary Housing	= 0	
			3 Private Housing	= 0	
			4 Other HOPWA	= 0	
			5 Other Subsidy	= 0	
			6 Institution	= 0	
			7 Jail/Prison	= 0	
			8 Disconnected/Unknown	= 0	
			9 Death	= 0	
[B] Transitional Housing Assistance	[1] Total Number of Households Receiving Housing Assistance	[2] Of the Total Number of Households Receiving Housing Assistance this Operating Year		[3] Assessment: Number of Exited Households and Housing Status	
Transitional/Short-Term Supportive Facilities/Units	221	Total number of households that will continue in residences:	Not reported	1 Emergency Shelter/Streets	= 3
		2 Temporary Housing		= 21	
		3 Private Housing		= 37	
		Total number of households whose tenure exceeded 24 months:	Not reported	4 Other HOPWA	= 28
		5 Other Subsidy		= 8	
		6 Institution		= 4	
		7 Jail/Prison		= 2	



				8 Disconnected/unknown	= 19
				9 Death	= 13



Section 2. Prevention of Homelessness: Assessment of Client Outcomes on Reduced Risks of Homelessness (Short-Term Housing Assistance)

Report the total number of households that received STRMU assistance in Column 1. In Column 2, identify the result of the housing assessment made at time of assistance, or updated in the operating year. (Column 3 provides a description of housing outcomes; therefore, data is not required.) In Row 1a, enter the total number of households served in the prior operating year that received STRMU assistance this year. In Row 1b, enter the total number of households that received STRMU Assistance in the 2 prior operating years that received STRMU assistance this year.

Note: The sum of Column 2 should equal the number of households reported in Column 1.

Assessment of Households receiving STRMU Assistance

[1] STRMU Housing Assistance	[2] Assessment of Housing Status		[3] HOPWA Client Outcomes
= 428	Maintain Private Housing without subsidy (e.g. Assistance provided/completed and client is stable, not likely to seek additional support)	= 0	Stable/Permanent Housing (PH)
	Other Private Housing without subsidy	= 120	
	Other HOPWA support (PH)	= 3	
	Other housing subsidy (PH)	= 0	
	Institution (e.g. residential and long-term care)	= 0	
	Likely to maintain current housing arrangements, with additional STRMU assistance	=	Temporarily Stable, with Reduced Risk of Homelessness
	Transitional Facilities/Short-term (e.g. temporary or transitional arrangement)	=	
	Temporary/non-permanent Housing arrangement (e.g. gave up lease, and moved in with family or friends but expects to live there less than 90 days)	=	
	Emergency Shelter/street	=	Unstable Arrangements
	Jail/Prison	=	
	Disconnected	=	
	Death	= 1	Life Event
1a. Total number of households that received STRMU assistance in the prior operating year, that also received STRMU assistance in the current operating year.			= Not reported
1b. Total number of those households that received STRMU assistance in the two (2 years ago) prior operating years, that also received STRMU assistance in the current operating year.			= Not reported



Section 3. HOPWA Outcomes on Access to Care and Support

1A. Status of Households Accessing Care and Support by Project Sponsors delivering HOPWA Housing Assistance/Housing Placement/Case Management

Use Table 1 A for project sponsors that provide HOPWA housing assistance/housing placement with or without case management services. In Table 1A, identify the number of client households receiving any type of HOPWA housing assistance that demonstrated improved access or maintained connections to care and support within the program year by: having a housing plan; having contact with a case manager/benefits counselor; visiting a primary health care provider; accessing medical insurance/assistance; and accessing or qualifying for income benefits. *Note: For information on types and sources of income and medical insurance/assistance, refer to Charts 1C and 1D.*

Categories of Services Accessed	Households Receiving Housing Assistance within the Operating Year	Outcome Indicator
1. Has a housing plan for maintaining or establishing stable on-going housing.	473	Support for Stable Housing
2. Has contact with case manager/benefits counselor consistent with the schedule specified in client's individual service plan..	408	Access to Support
3. Had contact with a primary health care provider consistent with the schedule specified in client's individual service plan,	464	Access to Health Care
4. Has accessed and can maintain medical insurance/assistance.	291	Access to Health Care
5. Successfully accessed or maintained qualification for sources of income.	315	Sources of Income

1B. Number of Households Obtaining Employment

In Table 1B, identify the number of recipient households that include persons who obtained an income-producing job during the operating year that resulted from HOPWA funded: job training, employment assistance, education or related case management/counseling services. *Note: This includes jobs created by this project sponsor or obtained outside this agency.*

Categories of Services Accessed	Number of Households that Obtained Employment	Outcome Indicator
Total number of households that obtained an income-producing job	54	Sources of Income

Chart 1C: Sources of income include, but are not limited to the following (*Reference only*)

<ul style="list-style-type: none"> • Earned Income • Unemployment Insurance • Supplemental Security Income (SSI) • Social Security Disability Income (SSDI) • Veteran's Disability Payment • General Assistance, or use local program name • Temporary Assistance for Needy Families (TANF) income, or use local program name 	<ul style="list-style-type: none"> • Veteran's Pension • Pension from Former Job • Child Support • Alimony or Other Spousal Support • Retirement Income from Social Security • Private Disability Insurance • Worker's Compensation
--	--

Chart 1D: Sources of medical insurance and assistance include, but are not limited to the following (*Reference only*)

<ul style="list-style-type: none"> • MEDICAID Health Insurance Program, or 	<ul style="list-style-type: none"> • MEDICARE Health Insurance Program,
---	--



local program name	or local program name
<ul style="list-style-type: none">• Veterans Affairs Medical Services• State Children's Health Insurance Program (SCHIP), or local program name	<ul style="list-style-type: none">• AIDS Drug Assistance Program (ADAP)• Ryan White-funded Medical or Dental Assistance



2A. Status of Households Accessing Care and Support through HOPWA-funded Services receiving Housing Assistance from Other Sources

In Table 2A, identify the number of client households served by project sponsors receiving HOPWA-funded housing placement or case management services who have other and housing arrangements that demonstrated improved access or maintained connections to care and support within the program year by: having a housing plan; having contact with a case manager/benefits counselor; visiting a primary health care provider; accessing medical insurance/assistance; and accessing or qualifying for income benefits. Note: For information on types and sources of income and medical insurance/assistance, refer to Charts 2C and 2D.

Categories of Services Accessed	Households Receiving HOPWA Assistance within the Operating Year	Outcome Indicator
1. Has a housing plan for maintaining or establishing stable on-going housing.	279	Support for Stable Housing
2. Successfully accessed or maintained qualification for sources of income.	159	Sources of Income
3. Had contact with a primary health care provider consistent with the schedule specified in clients individual service plan.	262	Access to Health Care
4. Has accessed and can maintain medical insurance/assistance.	276	Access to Health Care
5. Has contact with case manager, benefits counselor, or housing counselor consistent with the schedule specified in client's individual service plan.	278	Access to Support

2B. Number of Households Obtaining Employment

In Table 2B, identify the number of recipient households that include persons who obtained an income-producing job during the operating year that resulted from HOPWA funded: job training, employment assistance, education or related case management/counseling services. Note: This includes jobs created by this project sponsor or obtained outside this agency.

Categories of Services Accessed	Number of Households that Obtained Employment	Outcome Indicator
Total number of households that obtained an income-producing job	61	Sources of Income

Chart 2C: Sources of income include, but are not limited to the following (Reference only)

<ul style="list-style-type: none"> Earned Income Unemployment Insurance Supplemental Security Income (SSI) Social Security Disability Income (SSDI) Veteran's Disability Payment General Assistance, or use local program name Temporary Assistance for Needy Families (TANF) income, or use local program name 	<ul style="list-style-type: none"> Veteran's Pension Pension from Former Job Child Support Alimony or Other Spousal Support Retirement Income from Social Security Private Disability Insurance Worker's Compensation
--	--

Chart 2D: Sources of medical insurance and assistance include, but are not limited to the following (Reference only)

<ul style="list-style-type: none"> MEDICAID Health Insurance Program, or local program name Veterans Affairs Medical Services State Children's Health Insurance 	<ul style="list-style-type: none"> MEDICARE Health Insurance Program, or local program name AIDS Drug Assistance Program (ADAP) Ryan White-funded Medical or Dental
--	--



Program (SCHIP), or local program name	Assistance
--	------------

End of PART 4



PART 5: Worksheet - Determining Housing Stability Outcomes

1. This chart is designed to assess program results based on the information reported in Part 4.

Permanent Housing Assistance	Stable Housing (# of households remaining in program plus 3+4+5+6=#)	Temporary Housing (2)	Unstable Arrangements (1+7+8=#)	Life Event (9)
Tenant-Based Rental Assistance (TBRA)	723	0	8	18
Permanent Facility-based Housing Assistance/Units	12	0	0	0
Transitional/Short-Term Facility-based Housing Assistance/Units	123	21	24	13
Total Permanent HOPWA Housing Assistance	858	21	32	31
Reduced Risk of Homelessness: Short-Term Assistance	Stable/Permanent Housing	Temporarily Stable, with Reduced Risk of Homelessness	Unstable Arrangements	Life Events
Short-Term Rent, Mortgage, and Utility Assistance (STRMU)	123	0	0	1
Total HOPWA Housing Assistance	981	21	32	32

Background on HOPWA Housing Stability Codes

Stable Permanent Housing/Ongoing Participation

- 3 = Private Housing in the private rental or home ownership market (without known subsidy, including permanent placement with families or other self sufficient arrangements) with reasonable expectation that additional support is not needed.
- 4 = Other HOPWA-funded housing assistance (not STRMU), e.g. TBRA or Facility-Based Assistance.
- 5 = Other subsidized house or apartment (non-HOPWA sources, e.g., Section 8, HOME, public housing).
- 6 = Institutional setting with greater support and continued residence expected (e.g., residential or long-term care facility).

Temporary Housing

2 = Temporary housing - moved in with family/friends or other short-term arrangement, such as Ryan White subsidy, transitional housing for homeless, or temporary placement in institution (e.g., hospital, psychiatric hospital or other psychiatric facility, substance abuse treatment facility or detox center).

Unstable Arrangements

- 1 = Emergency shelter or no housing destination such as places not meant for habitation (e.g., a vehicle, an abandoned building, bus/train/subway station, or anywhere outside).
- 7 = Jail /prison.
- 8 = Disconnected or disappeared from project support, unknown destination or no assessments of housing needs were undertaken.

Life Event

9 = Death, i.e., remained in housing until death. This characteristic is not factored into the housing stability equation.

Tenant-based Rental Assistance: Stable Housing is the sum of the number of households that (i) remain in the housing and (ii) those that left the assistance as reported under: 3, 4, 5, and 6. Temporary Housing is the number of



households that accessed assistance, and left their current housing for a non-permanent housing arrangement, as reported under item: 2. Unstable Situations is the sum of numbers reported under items: 1, 7, and 8.

Permanent Facility-Based Housing Assistance: Stable Housing is the sum of the number of households that (i) remain in the housing and (ii) those that left the assistance as shown as items: 3, 4, 5, and 6. Temporary Housing is the number of households that accessed assistance, and left their current housing for a non-permanent housing arrangement, as reported under item 2. Unstable Situations is the sum of numbers reported under items: 1, 7, and 8.

Transitional/Short-Term Facility-Based Housing Assistance: Stable Housing is the sum of the number of households that (i) continue in the residences (ii) those that left the assistance as shown as items: 3, 4, 5, and 6. Other Temporary Housing is the number of households that accessed assistance, and left their current housing for a non-permanent housing arrangement, as reported under item 2. Unstable Situations is the sum of numbers reported under items: 1, 7, and 8.

Tenure Assessment. A baseline of households in transitional/short-term facilities for assessment purposes, indicate the number of households whose tenure exceeded 24 months.

STRMU Assistance: Stable Housing is the sum of the number of households that accessed assistance for some portion of the permitted 21-week period and there is reasonable expectation that additional support is not needed in order to maintain permanent housing living situation (as this is a time-limited form of housing support) as reported under housing status: Maintain Private Housing with subsidy; Other Private with Subsidy; Other HOPWA support; Other Housing Subsidy; and Institution. Temporarily Stable, with Reduced Risk of Homelessness is the sum of the number of households that accessed assistance for some portion of the permitted 21-week period or left their current housing arrangement for a transitional facility or other temporary/non-permanent housing arrangement and there is reasonable expectation additional support will be needed to maintain housing arrangements in the next year, as reported under housing status: Likely to maintain current housing arrangements, with additional STRMU assistance; Transitional Facilities/Short-term; and Temporary/Non-Permanent Housing arrangements. Unstable Situation is the sum of number of households reported under housing status: Emergency Shelter; Jail/Prison; and Disconnected.

End of PART 5



PART 6: Certification of Continued Usage for HOPWA Facility-Based Stewardship Units (ONLY)

Grantees that use HOPWA funding for new construction, acquisition, or substantial rehabilitation are required to operate their facilities for HOPWA eligible individuals for at least ten years. If non-substantial rehabilitation funds were used they are required to operate for at least three years. Stewardship begins once the facility is put into operation. This Annual Certification of Continued HOPWA Project Operations is to be used in place of other sections of the APR, in the case that no additional HOPWA funds were expended in this operating year at this facility that had been acquired, rehabilitated or constructed and developed in part with HOPWA funds.

1. General information

HUD Grant Number(s) NOT APPLICABLE	Operating Year for this report <i>From (mm/dd/yy) To (mm/dd/yy)</i> <input type="checkbox"/> Final Yr <input type="checkbox"/> Yr 1; <input type="checkbox"/> Yr 2; <input type="checkbox"/> Yr 3; <input type="checkbox"/> Yr 4; <input type="checkbox"/> Yr 5; <input type="checkbox"/> Yr 6; <input type="checkbox"/> Yr 7; <input type="checkbox"/> Yr 8; <input type="checkbox"/> Yr 9; <input type="checkbox"/> Yr 10;
Grantee Name	Date Facility Began Operations (mm/dd/yy)

2. Number of Units and Leveraging

Housing Assistance	Number of Units Receiving Housing Assistance with HOPWA funds	Amount of Leveraging from Other Sources Used during the Operating Year
Stewardship units (developed with HOPWA funds but no current operations or other HOPWA costs) subject to 3 or 10 year use periods		

3. Details of Project Site

Name of HOPWA-funded project site	
Project Zip Code(s) and Congressional District(s)	
Is the address of the project site confidential?	<input type="checkbox"/> Yes, protect information; do not list. <input type="checkbox"/> Not confidential; information can be made available to the public.
If the site address is not confidential, please provide the contact name, phone, email, and physical address, if different from business address.	

I certify that the facility that received assistance for acquisition, rehabilitation, or new construction from the Housing Opportunities for Persons with AIDS Program has operated as a facility to assist HOPWA-eligible persons from the date shown above. I also certify that the grant is still serving the planned number of HOPWA-eligible households at this facility through leveraged resources and all other requirements of the grant agreement are being satisfied.

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate.

Name & Title of Authorized Official	Signature & Date (mm/dd/yy)
Name & Title of Contact at Grantee Agency (person who can answer questions about the report and program)	Contact Phone (with area code)

End of PART 6



Appendix I IDIS Reports

IDIS REPORTS TO SUBMIT WITH CAPER

CDBG REPORTS

- *PR01 Federal Entitlement Grant Funding shows for each grant the amount authorized, sub allocated, drawn and available to draw. The grants are organized by program and listed by fiscal year.
- *PR02 List of Activities lists - by project, activity and program sequence - the amount authorized for draw, amount drawn and the difference.
- PR03- Summary of Activities lists each CDBG activity which was open during a program year. For each activity the report shows the status, accomplishments, program year narrative and program year expenditures. For each activity the report also shows the activity code, regulation cite and characteristics of the beneficiaries.
- PR06 Consolidated Annual Performance and Evaluation Report tracks progress in implementing projects identified in the action plan. This report lists all projects for a plan year in sequence by project number. Disbursements are summarized by program for each project's activities. Accomplishments reported for the program year in the C04MA08 screens are summarized for each program area.
- *PR07 Drawdown voucher report lists the details for all vouchers in sequence by voucher identification. The voucher details include voucher status, amount drawn and the grant identification.
- *PR08 Grantee Summary Activity Report provides a list of activities in grantee activity number sequence. For each activity the report shows the date funded, grant status, amount drawn and date last draw.
- *PR23 Summary of Accomplishments Report presents data on CDBG activity counts and disbursements by priority need categories. It also contains data on CDBG accomplishments by various units of measure and housing units by racial/ethnic categories.
- *PR26 Financial Summary Report provides the key CDBG program indicators. This report shows the obligations, expenditures which the grantee has made for a specified program year. The expenditures are summarized to determine the relevant indicators for low- and moderate-income, planning/ administration, public service activities and economic development.

ESG REPORTS

- *PR12 ESG Financial summary show the grants, committed and disbursed amounts for each ESG project/activity.
- *PR19 ESG Program for Grantee Statistics provides statistics on the characteristics of beneficiaries and services for each ESG project/activity.
- *PR20 ESG Activity Summary report provides the amounts that are committed and disbursed by type of ESG expenditure.

HOME REPORTS

- *PR01 Federal Entitlement Grant Funding shows for each grant the amount authorized, sub allocated, drawn and available to draw. The grants are organized by program and listed by fiscal year.
- *PR22 Status of HOME Activities shows the status of current HOME activities. The report lists activities which are currently open and funded or which have been closed out within the past 12 months. For each activity, the report shows the address, the number of units, funds committed and disbursed and activity status.
- *PR25 Status of CHDO funds shows for each fiscal year the funds reserved, committed and disbursed for each CHDO.
- *PR27 Status of HOME grants provide a summary of funding by fiscal year. This report contains the key programmatic indicators. The funding report show the status of commitments, disbursements, administrative funds, CHDO operating funds, all CHDO funds, CHDO loan/capacity building, other entities and program income.
- PR33 Match Report shows the required match percentage, funds disbursed and required match for a given fiscal year.



Adrian M. Fenty, Mayor
Government of the District of Columbia

Neil O. Albert, Deputy Mayor for
Planning and Economic Development

Leila Finucane Edmonds, Director
Department of Housing and Community Development

For further information, contact
Colleen Bonnicklewis, Chief of Staff
Department of Housing and Community Development
(202) 442-7200