

DISTRICT OF COLUMBIA

FY 2023

CONSOLIDATED

Annual

PERFORMANCE AND EVALUATION

REPORT (CAPER)

(Data Reported is as December 22, 2023. FY 2023 Close Out is Ongoing)

Colleen Green, Director

Department of Housing and Community Development

1800 Martin Luther King Jr. Avenue, SE Washington, DC 20020

EXECUTIVE SUMMARY

The District of Columbia (the District) is a Participating Jurisdiction (PJ) of entitlement funds received through the U.S. Department of Housing and Urban Development's (HUD) Community, Planning and Development (CPD) Division. The purpose of this document, known as the Consolidated Annual Performance and Evaluation Report (CAPER), is to report to the public and HUD the performance outcomes derived from CPD funds granted to HUD in the 2022 federal allocation. The CAPER requirements are available in the Federal Register (CFR) Code, 24 CFR Part 91.520, *Performance Reports*. This document contains data available through December 22, 2023.

As the District continues to close out FY 2023, updates to this report may be required. To receive a notification of an update please subscribe to DHCD's announcements at <https://dhcd.dc.gov/> or <https://public.govdelivery.com/accounts/DCWASH/subscriber/new>.

On May 15, 2022, Public Law 113-103 authorized the HUD FY 2022 allocations for the District of Columbia, effective after October 1, 2022, at the start of the District's FY 2023 Fiscal Year (FY). The District received \$37,469,569 from HUD for five entitlement programs: the Community Development Block Grant Program (CDBG); the HOME Investment Partnerships Program (HOME); the Emergency Solutions Grant Program (ESG); the National Housing Trust Fund Program (HTF), and the Housing Opportunities for Persons with AIDS Program (HOPWA). These CPD grants were awarded to the District and allocated to the Department of Housing and Community Development (DHCD), the Department of Health (DC Health), and the Department of Human Services (DHS).

Entitlement	Administrator	FY 2023 Award
CDBG	DHCD	\$15,267,450
HOME	DHCD	\$6,149,045
HTF	DHCD	\$2,982,433
ESG	DHS	\$1,312,922

HOPWA	DC Health	\$11,757,719
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The cumulation of these grants, plus carryover from the previous year and program income generated by these funds, are outlined in the chart below.

Source of Funds	Source	Resources Made Available for FY 2023	Amount Expended in IDIS During Program Year for any Open Activity
CDBG	Public-Federal	\$52,184,211.53	\$37,264,841.63
HOME	Public-Federal	\$14,486,205.92	\$0
HTF	Public-Federal	\$5,903,127.84	\$0
ESG	Public-Federal	\$2,632,984.00	\$1,814,249.00
HOPWA	Public-Federal	\$19,553,632.97	\$10,588,283.00

Narrative:

HUD Funds, plans and reports are tracked through HUD’s Integrated Disbursement and Information System (IDIS). DHCD does not draw down funds from IDIS until reconciliation occurs.

HOME funds are listed as not expended in IDIS because the draw took place after September 31, 2023. The projects, 3450 Eads Street, NW, and Director Homeownership Assistance accomplishment data are outlined in the report.

The grants listed above were leveraged with the funds listed below to maximize resources available to serve District residents.

Source of Funds	Source	Resources Made Available for FY 2023	Amount Expended During Program Year
CDBG - CV	Public-Federal	\$6,270,229.33	\$50,337.14
Section 108 Loan Guarantee Program	Public-Federal	\$77,300,000.00	\$31,941,000.00
HOME ARP	Public – Federal	19,163,431.00	\$18,815,064.00
Housing Production Trust Fund	Public-Federal	\$359,708,001.00	\$140,888,246.05

On District stakeholders will have a second opportunity to discuss the CAPER during a public hearing in person, on Monday, January 22, 2023, at 6:30. There will not be an online platform for this hearing.

In Person

DHCD Housing Resource Center
 1800 Martin Luther King Ave., SE
 Corner of Martin Luther King Ave., SE & Marion Barry Road, SE (Formerly Good Hope Road, SE)

District stakeholders had the opportunity to discuss the CAPER during a hybrid public hearing on Monday, December 11, 2023, at 6:30.

All attendees chose to attend the public hearing on the Public Input platform, and no one came to the library to attend the hearing. The original details for the December 11, 2023, public hearing are below:

In Person

The Auditorium at the Martin Luther King Jr. Memorial Public Library
 901 G St NW, Washington, DC 20001

(The accessible entrance to the auditorium is located on the fourth floor of the Martin Luther King, Jr Memorial Library.)

Online

Register to attend online or view the live stream on DHCD's Public Input page:
<https://publicinput.com/D56341>.

District stakeholders may submit written comments regarding the FY 2023 CAPER by emailing their comments to opm.questions@dc.gov or by mailing their comments to:

Ms. Colleen Green
Director
Department of Housing and Community Development
1800 Martin Luther King Avenue, SE
Washington, DC 20020

All comments must be received by 5:00 p.m. on Friday, February 9, 2024.

DHCD will submit the CAPER electronically to HUD no later than February 16, 2024, via IDIS.

CR-05 - Goals and Outcomes

Progress the jurisdiction has made in carrying out its strategic plan and its action plan.

91.520(a)

In FY 2023, the District used federal and local funds for the following projects. All projects were identified as goals in the FY 2022-2026- Consolidated Plan (Con Plan) and were identified in the FY 2023 Annual Action Plan (AAP).

1. A Home Purchase Assistance Program (HPAP) for the down payment, closing costs, and gap financing,
2. A Multi-Family Finance Program,
3. A Small Business Technical Assistance Program,
4. A Small Business Façade Program,
5. A Housing Counseling Program,
6. An Emergency Shelter Assistance Program,

7. A Housing and Supportive Service Program for persons and families living with HIV/AIDS, and
8. A COVID Non-Profit Capacity Building Program.

Additional initiatives funded with local or other federal resources included the following:

1. A Multi-Family Finance Program,
2. A Housing Preservation Program,
3. A Property Acquisition and Disposition Program,
4. A Tenant Opportunity to Purchase Program,
5. A Developer Opportunity to Purchase Program,
6. A Single-Family Residential Rehabilitation Program, and
7. A Housing Resource Center.

The initiatives listed above invested in neighborhoods, small businesses, home purchases, developing housing units, preventing homelessness, and providing services for people with HIV/AIDS. Please refer to chart CR-05 Goals and Outcomes to see which programs received federal funds.

In addition to using federal funds to accomplish its housing and community development goals, outlined in Table 1 below, the District used local funds such as the Housing Production Trust Fund (HPTF) to invest in housing and community development initiatives. Below are some FY 2023 accomplishment:

- The District utilized a Section 108 loan from HUD to finance the Worthington Woods project; a substantial rehabilitation of Worthington Woods Apartments, located in Ward 8 on a 7.09 acres parcel with 394-unit apartment complex comprised of forty-nine, two story garden style buildings. Worthington Woods will remain affordable housing for the life of the project and will house people earning 80 percent or less of the area median income (AMI). Of the 394-units, 40 units will house people earning 30 percent of AMI, 83 units will house people earning 50 percent of AMI and 271 units will house people earning 60 percent of AMI.
- DHCD rehabilitated 91 owner-occupied single-family housing units expending \$2,277,362.13 in Housing Production Trust Fund (HPTF) and \$1,338,534.97 of Local and American Rescue Plan Act (ARPA) funds through the Single-Family Residential Rehabilitation Program (SFRRP).
- DHCD expended over 60 million dollars to provide downpayment and closing cost assistance to 444 individuals, families, and seniors so they could purchase their first

home in the District. CDBG funds to assist 130 households, with direct financial assistance through the Home Purchase Assistance Program (HPAP) and used HOME funds to assist 43 households.

- DHCD financed 17 projects, producing 1,660 affordable housing units using \$347 million in HPTF gap financing funds, federal funds of \$2.2 million, and the District's annual 9% tax credit allocation (LIHTC). Here are a few highlights from FY 2023:
 - 25 percent of the funded units are targeted to households earning up to 30 percent of the AMI.
 - Villages East of the River, a 202-unit, within 16 buildings, affordable housing development located in Wards 7 and 8. Forty-one units are reserved for Permanent Supportive Housing (PSH).
 - H.R. Crawford, a 76 affordable housing unit development located in Ward 7 which will combine senior and family housing and provide resident services to encourage community building between the generations.
 - Lisner Senior Independent Apartments will be a new four story, 93-unit affordable housing apartment building in Ward 3, the first DHCD project in Ward 3 and 56 percent of the unit will be reserved for extremely low-income seniors.
 - Ontario Place, a 52-unit affordable housing development for families and returning citizens located in Ward 1. Ontario Place will incorporate an innovative rooftop with an aquaponics farm which will grow fresh produce for residents and the wider community.
 - Carl F. West, a 179-unit affordable housing development for seniors aged 55 and older in Ward 1. Thirty-six units will be available to grandfamilies where the grandparents are the primary caretakers of grandchildren.
- In FY 2023, the HRC successfully received and responded to 6,275 calls and served 2,049 customers in the Housing Resource Center. The Housing Resource Center (HRC) provides various information and services to various individuals involved in the housing sector. The HRC serves residents, tenants, housing providers, and other stakeholders. Principally, the HRC is tasked with administering the Rental Housing Act of 1985 (D.C. Official Code 2001 ed., as amended) which includes a rent stabilization program. HRC also serves as an information center for affordable housing opportunities in the District.
- The [HAF](#) provided 1133 households with assistance totaling over 24 million dollars from June 2022 to November 17, 2023. The average household received about \$21,413 in assistance.

- The District purchased 1120 New Hampshire Avenue NW for a non-congregate shelter to serve up to 143 eligible recipients of HOME ARP and in accordance with the HOME ARP Allocation Plan.

The following table depicts the District’s progress in meeting its goals outlined in the FY 2022-2026 Consolidated Plan (Con Plan), referred to as Table 1 - Accomplishments – Program Year & Strategic Plan to Date

FY 2023 DRAFT CAPER

Agency	Goal	Category	Source	Indicator	Unit of Measure	Expected – Strategic Plan	Actual – Strategic Plan	Percent Complete	Expected – Program Year	Actual – Program Year	Percent Complete
DHCD	AD: Promote Equitable Housing & Comm. Development	Administration and Planning	CDBG = \$2,923,110.13 HOME = \$0 HTF = \$0	Not Applicable	Not Applicable	Not Applicable	Not Applicable	Not Applicable	Not Applicable	Not Applicable	Not Applicable
DHS	AD: Promote Equitable Housing & Comm. Development	Administration and Planning	Did not exceed cap and it is incorporated into preventing homelessness.	Not Applicable	Not Applicable	Not Applicable	Not Applicable	Not Applicable	Not Applicable	Not Applicable	Not Applicable
DOH	AD: Promote Equitable Housing & Comm. Development	Administration and Planning	Did not exceed cap and it is incorporated into DOH non AD goals.	Not Applicable	Not Applicable	Not Applicable	Not Applicable	Not Applicable	Not Applicable	Not Applicable	Not Applicable
DHCD (CDBG funds were not available for this goal in FY 23.)	Address Blighted and Sub-standard Property Issues	Affordable Housing	CDBG = \$0	Other	Other	1	0	0.00%	1	0	0.00%
DHCD (CDBG funds were not available for this goal in FY 23.)	Community Resilience in a Disaster	Affordable Housing	CDBG = \$0	Public service activities for Low/Moderate Income Housing Benefit	Households Assisted	0	0		10	0	0.00%
DHCD (CDBG funds were not available for this goal in FY 23.)		Non-Housing Community Development									
HOPWA	DOH Immediate Temp Housing Assistance for PLWH	Homeless Non-Homeless Special Needs	HOPWA: \$	HIV/AIDS Housing Operations	Household Housing Unit	28	0	0.00%	28	0	0.00%
HOPWA	DOH- Develop Housing Resource for PLWH	Non-Homeless Special Needs	HOPWA: \$	Other	Other	1	0	0.00%	1	0	0.00%
HOPWA	DOH-Expanding Housing to Persons Living w/ HIV	Non-Homeless Special Needs	HOPWA: \$	Housing for People with HIV/AIDS added	Household Housing Unit	6	0	0.00%	10	0	0.00%
HOPWA	DOH-Helping PLWH to become Self-Sufficient	Non-Homeless Special Needs	HOPWA: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	80	0	0.00%	80	0	0.00%
HOPWA	DOH-Linking PLWH to Suitable Housing	Non-Homeless Special Needs	HOPWA: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	4000	0	0.00%	4000	0	0.00%
HOPWA	DOH-Persons Living w/HIV & Housing Stability	Non-Homeless Special Needs	HOPWA: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	550	0	0.00%	550	0	0.00%
HOPWA	DOH-Persons Living w/HIV & Priv. Housing Stabilit.	Non-Homeless Special Needs	HOPWA: \$	Homelessness Prevention	Persons Assisted	1500	0	0.00%	400	0	0.00%
HOPWA	DOH-PLWH Living Without Stigma	Non-Homeless Special Needs	HOPWA: \$	Tenant-based rental assistance / Rapid Rehousing	Households Assisted	370	0	0.00%	350	0	0.00%
HOPWA	DOH-Reach Viral Suppression and Retain Care	Non-Homeless Special Needs	HOPWA: \$	Tenant-based rental assistance / Rapid Rehousing	Households Assisted	55	0	0.00%	55	0	0.00%
HOPWA	DOH-Reach Viral Suppression and Retain Care	Non-Homeless Special Needs	HOPWA: \$	HIV/AIDS Housing Operations	Household Housing Unit	20	0	0.00%	20	0	0.00%
HOPWA	DOH-Single Parents w/HIV & Family Stability	Non-Housing Community Development	HOPWA: \$	HIV/AIDS Housing Operations	Household Housing Unit	10	0	0.00%	10	0	0.00%
DHCD (CDBG funds were not available for this goal in FY 23.)	Enhance/Improve Access to Amenities Near AFD Hsg	Non-Housing Community Development	CDBG = \$0	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	200	0	0.00%	0	0	0.00%
DHCD (CDBG and HOME funds were not available for this goal in FY 23.)	Ensure Housing Stock is Safe/Healthy/Accessible	Affordable Housing	CDBG = \$0 / HOME = \$0	Rental units rehabilitated	Household Housing Unit	0	0		10	0	0.00%
DHCD (CDBG did not have a CDBO)	Expand the Affordable Housing Stock	Affordable Housing	CDBG = \$0 / HOME = \$6,485,000	Rental units constructed	Household Housing Unit	1000	0	0.00%	65	49	75.38%
DHCD	Foster Small and Local Business Development	Non-Housing Community Development	CDBG: \$4,900,00.00	Facade treatment/business building rehabilitation	Business	4	0	0.00%	25	9	36.00%
DHCD	Foster Small and Local Business Development	Non-Housing Community Development	CDBG: \$	Jobs created/retained	Jobs	5	0	0.00%	0	0	100.00%
DHCD	Foster Small and Local Business Development	Non-Housing Community Development	CDBG: \$4,100,00.00	Businesses assisted	Businesses Assisted	1007	0	0.00%	200	1947	973.50%
DHCD	Preserve Existing Supply of Affordable Housing	Affordable Housing	CDBG: \$15,583,474 and CDBG 108: \$38,800,000	Rental units rehabilitated	Household Housing Unit	800	0	0.00%	235	596	253.62%
DHS	Prevent and End Homelessness	Homeless	ESG: \$	Shelter Operations	Households Assisted		0	0.00%		0	0.00%
DHS	Prevent and End Homelessness	Homeless	ESG: \$	Tenant-based rental assistance / Rapid Rehousing	Households Assisted	800	0	0.00%	125	0	0.00%
DHCD (CDBG funds were not available for this goal in FY 23.)	Promote Energy-Efficiency & Green Building	Affordable Housing	CDBG: \$	Other	Other	2	0	0.00%	1	0	0.00%
DHCD	Strengthen Homeownership/Tenancy Among Households	Affordable Housing	CDBG/CDBG-CV = \$7,422,676.82	Public service activities for Low/Moderate Income Housing Benefit to conduct group financial counseling sessions.	Households Assisted	7000	0	0.00%	12200	64,705	530.37%
DHCD	Strengthen Homeownership/Tenancy Among Households	Affordable Housing	CDBG = \$2,241,078.72	Non Public service activities for Low/Moderate Income Housing Benefit for one to one Housing Counseling Services.	Households Assisted	Part of 7000 above.			444	444	100.00%
DHCD	Strengthen Homeownership/Tenancy Among Households	Affordable Housing	CDBG = \$21,744,000 HOME = \$6,059,767	Direct Financial Assistance to Homebuyers	Households Assisted	200	0	0.00%	60	173	288.33%
DHCD	Assisted CBO's with online support to continue virtual services.	Affordable Housing Non-Housing Community Development Non-Profit Capacity Building	CDBG-CV = \$209,175.99	Other	Other	2	0	0.00%	0	2	200%
DHCD (CDBG funds were not available for this goal in FY 23.)	Transform Abandoned/Vacant Properties into Assets	Affordable Housing	CDBG: \$	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit	Households Assisted	1	0	0.00%	50	0	0.00%

Assess how the jurisdiction’s use of funds, particularly CDBG, addresses the priorities and specific objectives identified in the plan, giving special attention to the highest priority activities identified.

DHCD’s priority need is the preservation and creation of affordable housing, and CDBG addressed this issue by supporting financing for multi-family housing rehabilitation, housing counseling services and home purchase assistance. HOME and HTF funds supported DHCD’s mission by financing new affordable housing units. The national Housing Trust Fund (HTF) supported DHCD’s mission by financing affordable housing units for extremely low-income (ELI) individuals and families living in the District. Below is a list of projects financed between FY 2021 and FY 2023 using federal dollars. The projects are currently in various stages of development.

FY 2023 Development Finance Projects	Units Preserved or Created	Ward	Federal Funding Source	Federal Allocation
Worthington Woods Apartments	394	8	CDBG-108	\$38,800,000
Villages East of the River	202	8	CDBG	\$15,583,474
505 Jefferson Street,	14	4	CDBG	\$2,055,758
4350 Eads, NE	49	7	HOME	\$6,485,000
1129 New Hampshire NW	143	2	HOME-ARP	\$19,163,431
SOME North Capital Street	17	5	HTF	\$2,903,128
218 Vine Street NW	26	4	HTF	\$4,616,739
1100 Eastern Avenue NE	13	7	HTF	\$3,118,019
1109 Congress NE (Pre-Development)	69	6	HTF	\$5,475,885
Total	927			\$98,201,434

Table 2 – Federal Funds Invested in Affordable Housing Development for FY 2023

In addition to financing affordable housing with federal funds, DHCD provided CDBG financial assistance to a network of 25 community-based organizations and the DC Housing Finance Agency (HFA) to increase the CBOs' and HFA's capacity to serve residents and small business owners. Services provided included the following:

1. Direct Financial Assistance for New First Time Homebuyers,
2. One to One Financial counseling,
3. Home Maintenance Workshops,
4. Household Budget Workshops,
5. Foreclosure Prevention Workshops
6. Small Business Technical Assistance
7. Storefront Improvement Assistance.

Comparison of the proposed versus actual outcomes for each outcome measure submitted with the consolidated plan

The District is on track to exceed its Consolidated Plan goals. The additional investment of local resources and federal funds from the U.S. Treasury, were critical to creating and maintaining affordable housing for District residents.

In FY 2023, the District far exceeded or is on track to exceed its annual goals referenced in the chart above. The two goals reflecting less than 100 percent are façade and new construction and are explained below.

In FY 2023, façades completed 9 business storefront rehabilitations, and has another 25 projects identified in the pipeline.

In FY 2023, DHCD used HOME funds to begin construction on 49 new units of affordable housing using HOME funds for persons earning up to 60 percent AMI and identified HTF funds to create 69 units for persons earning up to 30 percent AMI. Construction at 1109 Congress, NE, is projected to begin in Spring 2024.

Promote Energy/Efficiency/Community Resilience:

Since the November 2007 Request for Proposals (RFP), DHCD has required that all residential projects submitted for financing consideration conduct an integrated design charrette to explore the most cost-effective ways to incorporate green building standards. The integrated design charrette is a mandatory element of the Green Communities Criteria, the new standard that residential projects must meet. More information on the Green Communities Criteria is available online at www.greencommunitiesonline.org Mayor Bowser established the Resilient

DC Initiative to build DC's resilience to catastrophic shocks and chronic stresses, and to ensure that DC thrives in the face of change. Resilient DC is a tactical implementation strategy that brings together and aligns other major planning efforts into one coordinated effort to confront the complex challenges of the 21st Century.

One of Resilient DC initiatives, includes the ability to withstand any natural or man-made challenges that threaten our neighborhoods and that come with being a fast-growing city. In 2016, Washington, DC was selected from more than 1,000 cities worldwide to become part of the 100 Resilient Cities (100 RC) network and cities like Paris, New York, Bangkok, and Buenos Aires. As part of the 100RC network, the District received technical and financial support to develop and implement a resilience strategy for handling both natural and man-made challenges. In total, more than 100 community leaders and subject-matter experts contributed, in addition to the 1,000 residents, from all eight wards, who shared their ideas for building resilience. For more information about Resilient DC, visit www.resilient.dc.gov and download the full strategy document.

The District also focuses on clean energy. Clean energy DC is the District's energy and climate action plan. The plan identifies what actions should be taken between now and 2032 with the buildings, infrastructure, and transportation systems in the District to reduce emissions in the District. More information can be found at www.doe.dc.gov/cleanenergydc

CR-10 - Racial and Ethnic composition of families assisted

Describe the families assisted (including the racial and ethnic status of families assisted). 91.520(a)

	CDBG	HOME	HOPWA	ESG	HTF
American Indian or American Native	93	0	0	0	0
American Indian or American Native & Black	132	0	0	0	0
Asian	585	0	2	0	0
Asian - White	43	0	0	0	0
Black or African American	23,317	0	494	221	0
Black – African American-White	664	0	0	0	0
Native Hawaiian or Other Pacific Islander	33	0	20	0	0
White	2478	0	80	4	0
Other multi-racial	1,542	0	0	0	0
Data Not Collected/Client Declined/Not Available	35,818	43	0	4	0
Total	64,705	43	596	229	0
Hispanic	4,156	0	38	9	0

Not Hispanic	60,549	0	368	220	0
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Table 3 – Table of assistance to racial and ethnic populations by source of funds*

CR-10, Table 2, Narrative:

CDBG assisted 64,705 households. Fifty percent of the households were assisted through individual housing counseling and the remainder were assisted through group workshops. It is primarily from group workshops where the ethnic and racial composition is not reported.

DHCD is working on reconciling the HOME HPAP loans disbursed to 43 households and will update this report.

DHCD is using FY 2022, FY 2023, and FY 2024 HTF allocation to build a 69-unit affordable housing development at 1109 Congress NE for households earning 30 percent or less AMI. The project will begin construction in Spring 2024.

DHS transitioned to using ESG funds for emergency shelter operations.

DC Health’s HOPWA program encompasses a sizeable geographic region, which includes the District, Northern Virginia, Maryland, and West Virginia.

CR-15 - Resources and Investments 91.520(a)

Identify the resources made available

Source of Funds	Source	Resources Made Available for FY 2023	Amount Expended in IDIS During Program Year for any Open Activity
CDBG	Public-Federal	\$52,184,211.53	\$37,264,841.63
HOME	Public-Federal	\$14,486,205.92	\$0
HTF	Public-Federal	\$5,903,127.84	\$0

ESG	Public-Federal	\$2,632,984.00	\$1,814,249.00
HOPWA	Public-Federal	\$19,553,632.97	\$10,588,283.00
CDBG - CV	Public-Federal	\$6,270,229.33	\$50,337.14
Section 108 Loan Guarantee Program	Public-Federal	\$77,300,000.00	\$31,941,000.00
HOME ARP	Public – Federal	19,163,431.00	\$18,815,064.00
Housing Production Trust Fund	Public-Federal	\$359,708,001.00	\$140,888,246.05

Table 4 - Resources Made Available

CR-15, Table 3, Narrative:

The expended resources listed above in Table 3 indicate the funding drawn in HUD’s Integrated and Disbursement Information System (IDIS). The District has a comprehensive checks-and-balance system to ensure all federal funds are expended according to the Cost Principles established in 2 CFR Part 200 Subpart E.

In FY 2023, DHCD obligated HOME funds to the HPAP program and the Development Finance Division (DFD). HPAP used HOME funds to assist first-time District homeowners with downpayment and closing costs, and DFD used HOME funds to finance the development of 3450 Eads Street, NE Apartments, a 49-unit new construction 100 percent perpetual affordable housing development located in Ward 7. Of the 49-units, five will provide housing for people earning 30 percent AMI, 20 will provide housing for people earning 50 percent AMI, 18 will provide housing for people earning 60 percent AMI, and six will provide housing for people earning 80 percent AMI.

DHCD expended over eight million dollars after September 30, 2023, and will be reflected in the FY 2024 CAPER.

Identify the geographic distribution and location of investments

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description
District Wide	75	75	The District allocates its federal resources across all eight wards.
Ward 7 and 8	25	25	The District allocates 25 percent of its resources in Wards 7 and 8 because it is a target area for the proposed Neighborhood Revitalization and Strategy Area.

Table 5 – Identify the geographic distribution and location of investments

CR-15, Table 4, Narrative:

DHCD assisted residents living throughout the District. The District has targeted neighborhood investments that affirmatively further fair-housing choices through development finance, dispositions, and residential programming. DHCD seeks to create affordable housing that integrates neighborhoods racially, ethnically, and economically, and diversifies the District’s affordable housing supply to include higher-opportunity areas and Wards.

Leveraging

Explain how federal funds leveraged additional resources (private, state, and local funds), including a description of how matching requirements were satisfied, as well as how any publicly owned land or property located within the jurisdiction that were used to address the needs identified in the plan.

DHCD’s commitment to resources is often the catalyst used by community-based organizations (CBOs) as the basis for their fundraising efforts and leveraging private dollars for even more significant impact. With the District’s endorsement and financial commitment, organizations are greatly strengthened to obtain donations from the community, foundations, and the private sector.

Additionally, District funds are often used as last-in “gap financing” to support essential efforts after an organization’s fundraising capacity has been reached.

The District housing and community development programs require, whenever possible, the maximum use of private financial resources. Therefore, DHCD strives to be a gap financier for its selected projects; the private sector provides the bulk of each project's funds. DHCD funds close the gap between private funds and the project's development cost. DHCD also works with nonprofit and quasi-governmental development organizations to leverage funds, like Low Income Housing Tax Credits (LIHTC) and bond financing, for affordable housing and economic opportunity.

The District uses federal funds and local resources to create, preserve, and protect affordable housing and promote community development. DHCD has administered the Housing Production Trust Fund (HPTF) since 2002, which continues to serve as a critical tool for preserving and developing affordable housing. The HPTF enables non-profit housing providers, mission-driven for-profit developers, and renters seeking to exercise their right to purchase under the Tenant Opportunity to Purchase Act (TOPA) the needed funds to improve, buy, and develop property for affordable housing.

Strong guidelines ensure that the program services the District diverse housing needs and that funded units remain affordable for an extended period. For example, due to the high proportion of cost-burdened renters in the District at least 50 percent of HPTF must be for rental housing. Also, HPTF dollars are required to target low-income residents: 50 percent of the funds shall be designated for assisting households with incomes under 30 percent of the AMI; 40 percent of the funds are designated for households with incomes less than 50 percent AMI, and 10 percent of funds are undesignated for households earning less than 80 percent AMI.

Units receiving funds from HPTF must remain affordable for a minimum of 40 years for rental units and a range of 5-99 years for ownership units.

Housing Trust Fund

The national Housing Trust Fund (HTF) is a federal affordable housing production program. This funding source complements the existing District of Columbia efforts to increase the supply of affordable housing for extremely low-income households, including homeless families and individuals and families with special needs. NHTF funding is blended with other federal and local funding resources, including Project-Based Rental Assistance (PBRA), to finance properties that include NHTF units. As a result, the terms of competitive solicitations may specify deeper targeting and lower maximum rents for NHTF units than those in the federal Interim Rule.

HOME Match

FY 2023 is the last year DHCD received a HOME match waiver. This waiver allows DHCD to continue to build its match credit for future years. The FY 2023 match credit is \$132,587,967.04, giving the District a total match credit of \$170,060,094.04.

Historically, HOME Program funds recipients must contribute or match no less than 25% of HOME funds spent on affordable housing. Therefore, as HOME funds are expended, the District incurs a matching liability that must be satisfied by the end of each fiscal year and adds to the resources available for HOME-assisted projects.

ESG Funds

The District used ESG funds to cover mainly shelter operation costs and a small portion on rapid rehousing for families. The match requirement of \$2.6m was met through local funds that the District funds into the shelter operational system.

The District invests over \$20 million annually into the individual's emergency shelter system. In addition, through a contract with the Community Partnership for the Prevention of Homelessness, the District competitively awards resources to community-based organizations, faith-based organizations, and other non-profit service providers to provide oversight and management of the shelters.

HOPWA Match

The Housing Opportunities for Persons with AIDS (HOPWA) Program does not have a match requirement. However, the HIV/AIDS, Hepatitis, STD, TB Administration's (HAHSTA) HOPWA program leverages local District Appropriation, Federal Payment, and federal-Ryan White funds to provide housing and support services to persons living with HIV/AIDS (PLWHA).

Program Income

Program income dollars are collected monthly by DHCD for the CDBG and HOME programs. Program income is derived from loan repayments by citizens that received assistance to purchase homes and repayments from the financing of affordable housing and community-development projects.

CR-20 - Affordable Housing 91.520(b)

Evaluation of the jurisdiction's progress in providing affordable housing, including the number and types of families served, and the number of extremely low-income, low-income, moderate-income, and middle-income persons served.

	One-Year Goal	Actual
Number of Homeless households to be provided affordable housing units (DHS)	50	107
Number of Non-Homeless households to be provided affordable housing units	300	1,070
Number of Special-Needs households to be provided affordable housing units (DC HEALTH)	50	179
Number of Homeless households to be provided affordable housing units -HOME ARP	Not Applicable	143
Total	600	1,499

Table 6 – Number of Households

	One-Year Goal	Actual
Number of households supported through Rental Assistance (DHS)	0	5,283
Number of households supported through The Production of New Units	65	92
Number of households supported through Rehab of Existing Units	235	596
Number of households supported through Acquisition of Existing Units	0	143

	One-Year Goal	Actual
Total	300	6,114

Table 7 – Number of Households Supported

Discuss the difference between goals and outcomes and problems encountered in meeting these goals.

The District met its goals and outcomes and did not encounter any problems meeting these goals. The District’s primary goal is to provide affordable housing for low-income households.

District goals and outcomes were achieved through the pursuit of strengthening homeownership among first-time homebuyers, developing affordable housing, and providing housing counseling services for households to remain in their homes.

Lastly, DHCD provided funding to developers to develop 1660 affordable housing units through local funds, federal funds, and Low-Income Housing Tax Credits (LIHTC).

Discuss how these outcomes will impact future annual action plans.

The District focused its primary goals and objectives on preventing and ending homelessness, preserving the existing housing supply, and expanding the affordable-housing stock. In addition, DHCD is currently working on an outreach plan to engage District non-profit organizations to become certified CHDOs and to create a Neighborhood Revitalization Strategy Area (NRSA).

Finally, as the District recognizes the importance of non-profits to provide a holistic approach to keeping people housed, DHCD will continue to offer CHDO Operating Assistance to certified CHDO non-profits with CHDO projects, under construction, that may benefit from a boost to their organizations’ operating budgets.

The outcomes will continue to have a positive impact on future annual actions plans, through continued funding on preventing and ending homelessness, preserving the existing housing supply, and expanding the affordable-housing stock.

Include the number of extremely low-income, low-income, and moderate-income persons served by each activity where information on income by family size is required to determine the eligibility of the activity.

Number of Households Served	CDBG Actual	HOME Actual	HTF Actual
Extremely Low-income	14,444	0	0

Low-income	11,554	0	0
Moderate-income	2,889	0	0
Data Not Collected/Client Declined/Not Available	35,818	92	0
Total	64,705	0	0

Table 8 – Number of Households Served*

CR-20, Table 7, Narrative Information:

The HOME data reflects units under construction and homeowners. The report will be updated when the data is available.

The HTF project, 1109 Congress NE, was selected as an HTF project in FY 2023.

CR-25 - Homeless and Other Special Needs 91.220(d, e); 91.320(d, e); 91.520(c)

Evaluate the jurisdiction’s progress in meeting its specific objectives for reducing and ending homelessness through reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

After several consecutive years of declining PIT counts, the 2023 count data showed a 11.6% increase from 2022. This includes a 10.2% increase among unaccompanied individuals and a 12.1% increase in families.

Despite the increase, the 2023 count is lower than that recorded in 2020, the last PIT count held before the COVID-19 public health emergency (PHE). Overall, homelessness has decreased by nearly 23% since before the PHE, and family homelessness decreased by nearly 50%, showing that the District has emerged from the public health emergency with fewer people experiencing homelessness than going into the public health emergency.

This decline in homelessness reflects the success of the District’s multi-faceted strategy to end chronic homelessness for families. This strategy included 1) launching the homelessness prevention program to reduce inflow into the system; 2) shutting down the District’s massive, dilapidated family shelter located at DC General and replacing it with smaller short-term, trauma-informed family housing sites; and 3) implementing a housing first approach by

assessing each family’s needs and matching them to a housing resource to move them out of shelter and into stable housing as quickly as possible.

This progressive engagement model for families begins with the Virginia Williams Family Resource Center (VWFRC), the central intake office for all families in the District of Columbia seeking housing assistance. VWFRC assesses each family’s unique needs and refers them to prevention services wherever possible. In FY 2023, VWFRC conducted 6,155 individual assessments, an average of 513 a month, up from an average of 376 per month in FY 2022. From there, families are referred to the Homelessness Prevention Program, Short-Term Family Housing (Emergency Shelter), or a different housing program based on the assessment.



Unlike the family system, the system serving individuals does not have a central intake point. Individuals experiencing homelessness could enter the homeless services system through many access points, including low-barrier shelters, day service centers, the homeless services hotline, and outreach teams. Different methods were used to assess an individual’s needs at each intake point. To streamline this process, in FY 2023, the District entered the implementation phase of the Streamlining Intake initiative to create a more consistent way of assessing each person’s needs and directing them to the right resource as quickly as possible by launching the Front Door Navigation Tool with the District’s Homeless Services Hotline (previously Shelter Hotline). The tool screens individuals for prevention, diversion, and rapid exit from the front door, as well as works to connect individuals to other specialized emergency services. This launch was hugely successful. In the first few months of usage, the Homeless Service Hotline used the tool over 130 times. It referred over 70 individuals to the District’s Diversion and Rapid Exit Program for individuals, Project Reconnect.

Due to Project Reconnect scaling up in FY 2022 and the new Front Door Navigation Tool launch in FY 2023, Project Reconnect saw a jump in clients assessed and successful diversion or rapid

exits this year, seeing an increase of over 280% in assessments completed, along with over a 185% increase in successful diversions from 170 in FY 2022 to 485 in FY 2023.






Additionally, street outreach to unsheltered individuals is primarily provided by the Department of Human Services (DHS)' three contracted providers, who comprise the Comprehensive Street Outreach Network (CSON). DHS funds 52 outreach staff across the three CSON providers, who work in assigned clusters to cover the entire geographic boundaries of the District. Outreach efforts include engaging with persons experiencing unsheltered homelessness, conducting health and safety checks, case management, referrals, and connecting persons with the CoC's Coordinated Entry System (CES). These providers use the Homeless Management Information System (HMIS) to identify the people in their care.

As of Sept 2023, the teams actively supported individuals across 92 encampment sites and supported the housing process for individuals matched or assigned to a Permanent Supportive Housing resource. In addition, the outreach teams are supporting the efforts of PSH teams by assisting in completing LRSP voucher applications to assist clients in their path to housing.

In FY 2023, DHS worked to ensure that all homeless street outreach providers operating in the District had access to HMIS and actively participated in the coordinated entry and housing placement (CAHP) processes. All coordinated entry or CAHP participating providers, including privately funded meal programs, drop-in centers, service providers, and some community-based mental health providers, must identify CAHP Liaison(s) from their respective agencies. The Liaisons serve as the lead point of contact in managing accurate data reporting to inform the By-Name List (BNL) and all roles and responsibilities in the housing match process.

One challenge experienced by outreach providers was that several privately funded outreach providers overlap in target areas with CSON providers, causing service duplication. To reduce this duplication, in FY 2023, DHS worked closely with The Community Partnership for the Prevention of Homelessness (TCP) and DC Interagency Council on Homelessness (ICH) to increase HMIS visibility so outreach teams across the system could see each other's engagements. Additionally, the ICH restarted its Front Door Services working group to increase collaboration and help address this challenge.

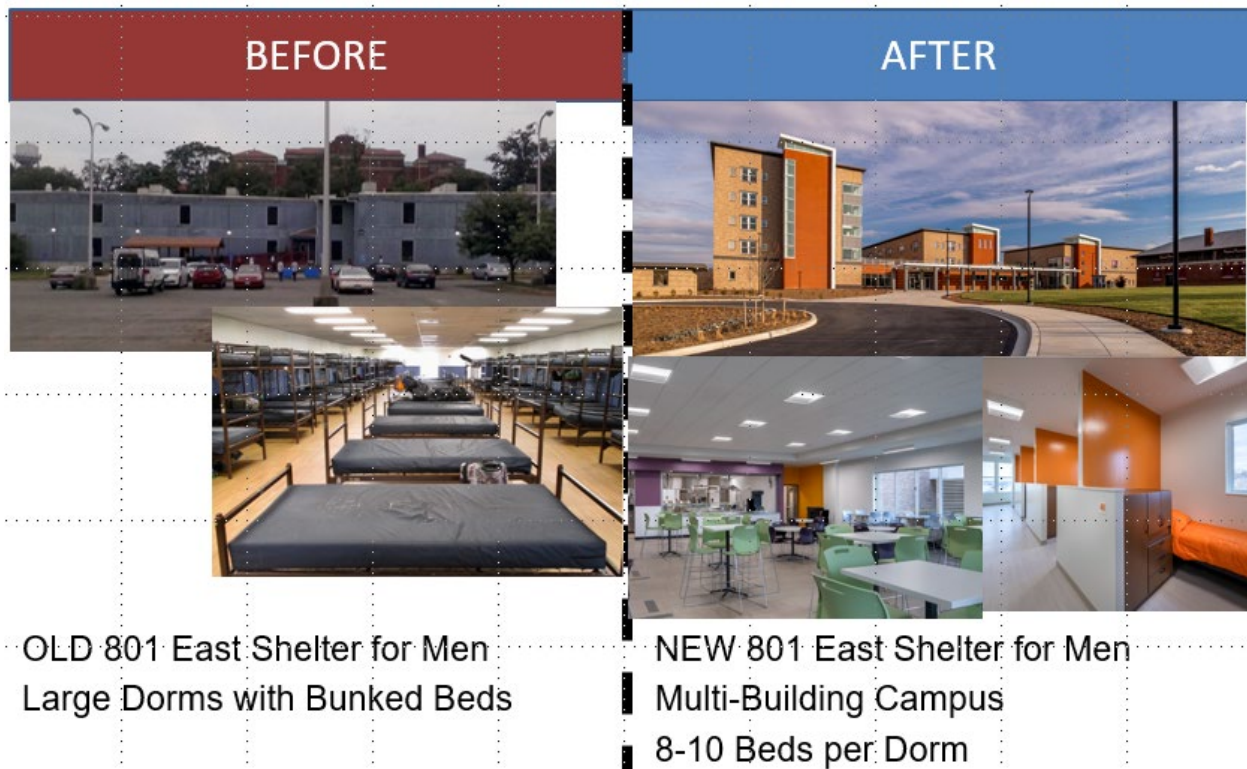
Addressing the emergency shelter and transitional housing needs of homeless persons

BEFORE	AFTER
 	  
<p>DC General 260+ families a night Avg. LOS: 500+ days</p>	<p>8 STFH Sites Each 50 units or less Avg. LOS: 60 days</p>

Over the last five years, the District replaced the dilapidated family mega-shelter (the old DC General Hospital) with small, service-enriched, community-based Short-Term Family Housing (STFH) programs. As these new facilities have opened, the District has experienced the importance of building design and its impact on providing suitable types of services to help families exit homelessness and secure housing of their own. All STFH sites have common areas on each floor, computer labs for residents, and an outdoor play area for kids. By providing targeted assistance and quickly stabilizing families to prepare them for permanent housing, the District has reduced families' average length of stay due to the STFH sites. As discussed in the previous section, the District has also reduced family homelessness by over 70% percent since 2016. It has effectively ended chronic homelessness among families in the District of Columbia.

In FY 2023, the District continued implementing many of the same reforms to the individual system that were made in the family system: 1) focusing on homelessness prevention; 2)

reforming and redesigning shelter; and 3) implementing a housing-first approach to connect shelter residents to housing as quickly as possible.



DHS began this process in FY2022, opening the District’s first LGBTQ+ shelter for adults and the brand new 801 East Men’s Shelter in Ward 8. The 88,000-square-foot shelter was the first significant redevelopment project for individuals in the District since the implementation of Homeward D.C. and is equipped with 396 beds that serve a low-barrier shelter, a work bed program, and seniors and individuals with medical needs. There is also the extra capacity to expand during hypothermia season. 801 East Men’s Shelter won two awards at the 2023 AIA Potomac Valley, which won Best in Show and a Merit Award for Institutional Architecture.

To ensure the best services are being provided as we continue to redevelop our shelters for single adults, in FY 2023, DHS hired an internal DHS staff member solely dedicated to ensuring a high level of client services and housing-focused case management across the shelter system.

In FY 2023, the District also re-opened the newly renovated, beautifully designed Emery Men’s Shelter. Emery was transformed into a sleek 130-bed low-barrier men’s shelter that is centrally located and focused on moving individuals into permanent housing. Like the new 801 East Shelter, Emery offers single beds (no bunk beds) and less populated dorms and allows for

significant storage for clients. The newly renovated building can also add beds to provide shelter capacity during winter.

DHS and the CoC continue to assess their approach to emergency shelter. Prior to the pandemic, all emergency shelters serving individuals were large, congregate sites serving hundreds of people. At the outset of the pandemic, DHS and the CoC de-densified shelters to allow adequate space for social distancing, implemented grab-and-go meals, and added new medical services and staff onsite. The District continues to maintain lower densities than pre-pandemic but continues to balance the need to serve all individuals who need shelter with the need for lower densities.

Due to this assessment and utilizing client and community feedback, in FY 2023, the District purchased the Aston Building in Foggy Bottom to open the first-of-its-kind non-congregate Bridge Housing building for individuals who are medically vulnerable, matched to housing or those who cannot be served by congregate settings. This building, set to open in FY24, will provide a semi-private, service-rich environment to facilitate the delivery of case management services, medical care, and housing navigation services critical for the rapid exit of homelessness.

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

The Centers for Disease Control and Prevention (CDC) took unprecedented action by issuing a temporary national moratorium on most evictions for nonpayment of rent to help prevent the spread of coronavirus. Even though the Supreme Court overturned this action, the District implemented its moratorium that remained in effect until September 2021. The moratorium was a critical step in preventing waves of homelessness caused by the economic disruption and increased unemployment caused by the pandemic. The end of the eviction moratorium led to sweeping demand for the DHS' Emergency Rental Assistance Program (ERAP) for the last two years, which helps low-income District residents who are facing housing crises, including

eviction. Due to this, our ERAP program has seen a significant increase in demand. In FY 2023, the ERAP program served over 9,000 ERAP applicants, administering \$49m in emergency rental assistance, which was more than double pre-pandemic levels of 3,912 in FY20 and over 2,000 more households served than in FY 2022.

In FY 2023, DHS continued to build on the successes of the Homelessness Prevention Program (HPP), which prevents families at risk of becoming homeless from entering the shelter system by providing services and resources that stabilize the family within the community. HPP providers assist families with developing a plan, identifying resources, and setting goals that will help them maintain stable housing with their pre-existing support networks rather than coming into the shelter system. In FY 2023, HPP served just over 2,360 families. As discussed in previous sections, family prevention has played a significant role in reducing homelessness overall.

In FY 2023, DHS continued to refine its diversion strategies for individuals at risk of experiencing homelessness. As noted earlier, the system serving individuals has not had a centralized point of intake, therefore there is not a single place in the system that directs individuals to prevention services. To address this challenge, in FY 2023, DHS began implementing the Streamlining Intake initiative to create a path for screening individuals for their specific needs and connecting them to the exemplary service, including homelessness prevention, no matter where they enter the system. As part of this initiative, DHS launched our Front Door Navigation Tool with our Homeless Service Hotline to screen individuals new to the system for prevention, diversion, and rapid exit, leading to over 70 referrals to Project Reconnect.

The Project Reconnect Program is a mobile team of diversion specialists who provide similar triaging services as Virginia Williams and can provide flexible funding to shelter residents to help them quickly end their episodes of homelessness. DHS doubled the size of the team in FY 2022 to provide quicker prevention, diversions, and rapid exits for more individuals – whether that is buying a bus ticket to reconnect with family living elsewhere, providing additional financial support that enables the individual to continue living with family or friends, or providing mediation services. We saw massive success with this new expanded workforce and referral process in FY 2023, almost quadrupling the number of assessments completed by Project Reconnect and leading to 487 completed diversions/rapid exits in FY 2023 compared to 170 in FY 2022.

Additionally, the District designed DC Flex for Singles, a pilot program intended to provide flexible funds that can be used for rent. Individuals will receive up to \$ 7,200 a year for up to five years to utilize to navigate challenges individuals may face that would otherwise result in their inability to pay their full rental amount (e.g., a loss in hours or wages). Among other requirements, individuals must earn less than 40% of AMI to be eligible. This pilot program will initially serve approximately 100 individuals from our Rapid Re-Housing and shelter work bed programs. In FY 2023, the program was able to get regulations approved, and all program documentation was approved for legal sufficiency. The program launch will occur in October 2023, and all eligible program spots will be filled throughout the FY24 fiscal year.

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

As discussed in the previous sections, the District has implemented a multifaceted approach to reducing family homelessness. In addition to shelter reform and a focus on homelessness prevention, this strategy has relied on a housing-first approach to connect families in the shelter to rapid rehousing or permanent supportive housing to end the family's episode of homelessness as soon as possible. Thanks to this approach, DHS has significantly decreased the length of time homeless for families in our system by almost 40% across the last two years, from 185 days in FY 2021 to 114 days in FY 2023.

In FY 2023, 740 families exited the homeless services system for permanent housing. Roughly 75 percent of all exits to permanent destinations are into the District's Rapid Rehousing program for families, called the Family Rehousing and Stabilization Program (FRSP). Roughly 8 percent of exits are to a permanent supportive housing voucher or a targeted affordable one.

FRSP provides 12 to 18 months of rental assistance and is not meant to be a long-term housing intervention. The program is an intermediary for many families— a steppingstone to longer-term housing assistance with more intensive case management. FRSP, or Rapid Re-Housing (RRH) for

families, has allowed DHS to reduce lengths of stay for families in shelters to approximately 60 days. For example, in FY 2022, roughly 20 percent of FRSP clients transferred to a longer-term housing program such as permanent supportive housing or targeted affordable housing. Many other families not connected to long-term assistance struggle to maintain the unit after assistance ends, given the high cost of housing in the District and stagnant wages that haven't kept pace with housing costs, yet our data demonstrates that very few individuals return to homelessness after being housed in our system. In FY 2023, only 3.8% of housed families re-entered the homeless services system within 12 months of exiting the program, highlighting its success in preventing homelessness recurrence.

In FY 2023, DHS launched a series of reforms to the program to improve outcomes for families, including extending the program length. Hence, families have more time to stabilize, implement incentives for clients and providers to reach program goals, set clear performance indicators for case management, keep rent stable so families aren't penalized for increasing income, and provide ongoing assessment for longer-term housing assistance.

In FY 2022, the District made significant investments in permanent supportive housing, doubling the available vouchers from FY 2021 to FY 2022. This substantial increase supported the lease-up of over 1,300 individuals with LRSP (Local Rent Supplement Program) vouchers over the last two years. As of September 2023, 1,350 individuals have been fully leased under LRSP vouchers since the beginning of FY 2022, with over 660 leased up in FY 2023. To connect as many clients as possible to this growing number of vouchers, the District offered hiring and retention bonuses to make case management positions more competitive and reduce turnover, ensuring that we have the staffing required to assign individuals matched to a resource to a case manager.

In addition to Permanent Supportive Housing (PSH), the Rapid Re-Housing (RRH) program for individuals doubled the number of providers serving homeless individuals, growing from three to six in FY 2022. This expansion also doubled the number of individuals that the Department of Human Services (DHS) can serve while adding housing navigators and employment specialists to provide teams to bolster resources for each client served. This expansion allowed the District to provide RRH to over 1,000 individuals in FY 2023.

To ensure that the District can continue finding quality units for our clients in our housing programs, DHS is building partnerships with housing providers through a Continuum of Care Landlord Advisory Group. DHS also provides risk mitigation through the Landlord Partnership Fund. Additionally, in FY 2023, the District worked across the Continuum of Care (CoC) to prepare to launch the District's Central Unit Repository, where landlords can upload available, rent-reasonable units. This repository ensures visibility for case managers in our system, allowing clients to find desirable, rent-reasonable units with a simple button click.

CR-30 - Public Housing 91.220(h); 91.320(j)

Actions taken to address the needs of public housing

The D.C. Housing Authority's (DCHA) mission is to provide quality affordable housing to extremely low- to moderate-income households, foster sustainable communities, and cultivate opportunities for residents to improve their lives. As one of the largest landlords in the city, DCHA plays a critical role in the District's affordable housing network, serving nearly 6,000 households in public housing through its portfolio of 73 traditional public housing and mixed-finance developments, approximately 14,000 households in the federal Housing Choice Voucher Program, and more than 7,000 households in locally administered voucher and subsidy programs, including the Local Rent Supplement Program.

DCHA's housing stock requires extensive renovation to achieve long-term viability. The challenges DCHA faces are not unique. Like many of the nation's public housing authorities, DCHA confronts the impact of decades of declining federal capital and operating funding and relies upon local and private capital to fill this gap. To address the physical needs of its housing stock, DCHA committed to inspecting each unit and following those inspections closely with repairs when needed. As of the end of the fiscal year, 4,880 of 6,127 units had been inspected. DCHA plans to complete the remaining units by the end of the calendar year. The Agency also began to follow the inspections with necessary repairs. As of the end of the fiscal year, work had started at nine properties to complete all necessary work by mid-2024. HUD requires DCHA to inspect each unit in our public housing inventory annually. Earlier this year, the agency trained hundreds of maintenance staff and housing managers to complete those inspections, and they will do these quarterly going forward. The agency expects this proactive approach to help address potential issues early, reducing risks and costs – and improving the conditions and safety of our units.

To address the capital needs of its public housing, DCHA's Office of Capital Programs managed 182 active capital construction projects valued at more than \$236M, completed 887 unit turns, closed the first phase of Barry Farm, the Asberry, completed a master plan for Langston Terrace, and is on schedule to complete the first phase of the Kenilworth redevelopment by the end of the year to deliver 166 affordable units.

DCHA also made significant efforts to increase occupancy and utilization during FY 2023. In the last half of the year, DCHA selected 7,500 applicants from our HCV waiting list and invited them to complete eligibility. On the public housing side, DCHA invited every applicant on its public housing waiting list to complete eligibility. As of the end of the fiscal year, DCHA had 1,527 eligible families pending unit offers and 1,668 applicants awaiting an eligibility determination. The agency plans to open a site-based public housing waiting list in 2024.

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

Resident engagement is critical to successfully achieving the agency's mission of fostering sustainable communities and cultivating opportunities for residents to improve their lives. DCHA provides opportunities for resident involvement and homeownership through active engagement in programs and services as follows:

The Office of Resident Services provides technical assistance to elected Resident Councils in Public Housing communities, including capacity-building activities, organizational support, and resource coordination. Staff participate in Resident Council meetings upon request and consult with the resident Citywide Advisory Board, an elected body of resident leaders selected by Resident Councils.

The Board of Commissioners holds monthly public meetings to share the results of agency policies and programs and vote on resolutions. In adherence with the Open Meetings Act, residents, voucher holders, advocates, stakeholders, and the public can voice their opinions about management, proposed policies, and future resolutions. The Board also has standing committees that meet regularly, including a Resident Services Committee. DCHA's Stabilization and Reform Board of Commissioners includes representatives from public housing and the voucher program, as well as the president of the Citywide Advisory Board. Before the COVID-19 global pandemic, monthly meeting locations rotated between DCHA public housing communities and the DCHA central office to maximize access. The agency pivoted to hold virtual board meetings at the start of the pandemic, where anyone interested could view, dial

in, or watch the livestream via Facebook. DCHA asks people to sign up in advance for those wishing to provide public comment.

The agency holds public hearings, community meetings, and public comment periods to discuss resident concerns and solicit input/feedback. DCHA holds public hearings using a virtual meeting platform to discuss current and proposed policies, programs, and activities. Participants can view videos online or join via phone for the audio-only option. Residents receive regular updates and opportunities for feedback regarding upcoming construction and redevelopment at their respective DCHA properties. Through virtual and in-person meetings, residents hear directly from the development team and partners about construction timelines, relocation, and next steps. DCHA provides a recording of the meeting on its website (www.dchousing.org). DCHA also provides printed copies of the Q&A and meeting materials to ensure all residents are informed.

DCHA ensures in-person and virtual meetings are accessible to individuals with disabilities or language barriers. DCHA complies with the DC District's language access laws and accommodates limited English proficiency needs by providing foreign language interpretation.

DCHA's communication strategy includes digital and traditional media touchpoints to ensure all customers can access important information and updates. The agency communicates across all its social media channels, including Facebook, Instagram, YouTube, Twitter, and LinkedIn. DCHA uses email marketing and the DCHA website to share newsletters and communications directly from the Executive Director. Finally, traditional media used by DCHA includes flyers, postcards, door hangers, common-area posters, and letters via mail.

The agency leverages technology by making information available via flat-screen monitors and kiosks on select properties. Customers can virtually meet with housing specialists and case managers to conduct transactions or participate in fair hearings.

Customer satisfaction surveys for Public Housing and HCV customers are sent regularly from the Office of Customer Engagement. Property Managers hold monthly meetings to update residents on agency and community activities and allow residents to voice concerns.

In addition, the agency coordinates targeted engagement with families around specific initiatives, issues, including regular meetings between the Executive Director and the Resident Council Presidents.

DCHA offers homeownership preparation programs to eligible public housing residents and Housing Choice Voucher (HCV) participants through its Homeownership Assistance Program (HOAP) and Family Self-Sufficiency (FSS) program. Residents prepare for homeownership with case management support and, in FSS, benefit from incentives that residents can use toward

their down payment upon purchasing a home. DCHA works closely with DHCD to connect aspiring public housing and HVC homeowners with resources like the Home Purchase Assistance Program (HPAP) to become first-time homeowners. Ten DCHA clients purchased homes through DCHA programs in FY2023.

Beyond homeownership, DCHA's Office of Resident Services offers numerous support services and initiatives to assist clients with achieving their self-sufficiency goals. The agency provides extensive workforce development activities, including HOAP, FSS, Section 3, and a Rent Reporting and Credit Building program. In addition, DCHA leverages partnerships with service providers and community-based organizations to offer customers a menu of services that allow them to access self-sufficiency opportunities.

Actions taken to provide assistance to troubled PHAs

DCHA is one of 126 public housing authorities nationwide designated as a Moving to Work (MTW) agency by HUD, based on an agency's ability to effectively manage and deliver affordable housing and related services under its purview.

CR-35 - Other Actions 91.220(j)-(k); 91.320(i)-(j)

Actions taken to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment. 91.220 (j); 91.320 (i)

The District focuses its strategies to remove barriers to affordable housing and to expand supply by both preserving existing affordable housing while adding new affordable housing units, continuing to streamline processes for both developers and residents who access the District's resources, and promoting housing education and capacity building among residents, developers, and community-based partners. For more in-depth knowledge of the strategies, see the Consolidated Plan SP-55, which outlines the strategies.

Actions taken to address obstacles to meeting underserved needs. 91.220(k); 91.320(j)

Training

DHCD is engaged in a comprehensive document translation project. Customer-facing forms and documents have been reviewed and re-engineered for Plain Language and usability. Once

prototypes are developed in collaboration with program teams, they will be finalized and approved, translated into all necessary languages, and updated annually (minimum).

Writing with Impact (Plain Language) Workshop

DHCD hosted a two-part workshop series for staff introducing the concept of Plain Language to facilitate customer-focused simplified writing.

Language Access 101 Workshops

DHCD reengineered its Language Access training for employees and extended the training opportunity to program grantees administering services on behalf of the agency. Additionally, DHCD created training designed for property managers working on DHCD-assisted projects. DHCD conducted more than ten training sessions, reaching almost 500 attendees. The topics covered were:

1. District and federal laws
2. District and federal policies
3. Best practices and cultural competency
4. Resources

Racial Equity Lunch & Learn

DHCD hosted a three-part workshop on a reoccurring basis, led by Challenging Racism, covering equity, bias, and privilege for DHCD staff. This series was designed to support the agency's work on the regional fair housing report and plan as well as the Mayor's Office of Racial Equity's (ORE) plan.

Accessible Building Design and Construction training

DHCD hosted its annual training in the summer of 2023, which developers, contractors, architects, and project managers for DHCD-assisted projects. Other participants included staff from the Housing Finance Agency (DCHFA), DC Housing Authority (DCHA), and Department of Buildings (DOB) inspectors.

Davis Bacon 101 Workshops

DHCD hosted a two-part workshop series in partnership with the regional Department of Labor (DOL) staff to provide training for project partners and employees. The following topics covered were:

- Classification - Local area practice and union contract

- Conformances – How to read a wage determination and when to ask for a classification.
- Signs that a contract is covered under DBRA
- Contractor responsibilities in communicating coverage and labor standards to employees and subcontractors.

HCCP

DHCD hosted training for DHCD asset management staff and property managers working on DHCD projects. The “Conquering LIHTC Compliance” class provided affordable housing professionals with a deep dive into the Low-Income Housing Tax Credit laws and regulations while providing real-world examples with practical application.

Broadband:

In FY 2021, the District of Columbia created a new State Broadband and Digital Equity Office housed within the Office of the Chief Technology Officer (OCTO). The purpose of the Office is to ensure participating Internet service providers follow through on their commitment to providing affordable broadband services to the District's low-income residents.

In May 2022, Mayor Browser introduced the Community Internet Program (CIP). CIP will provide Internet service providers free access to the city's rooftops if they provide high-speed Internet at reduced or no costs to households eligible under the federal government's Affordable Connectivity Program.

WeLink Broadband is the CIP's first announced Internet Service Provider and started working to connect families in the summer of 2022. The link will bring multi-gigabit Internet and in-home Wi-Fi to DC's low-income families by creating rooftop broadband infrastructure. The program will be a no-cost high-speed Internet for households qualifying for the Affordable Connectivity Program.

The Affordable Connectivity Program, created by the Federal Communications Commission (FCC) and President Biden's Build Back Better Program, ensures households can afford broadband services for work, school, and healthcare. The federal program will provide a discount of up to \$30 per month toward internet service for eligible households and up to \$75 per month for households on qualifying Tribal lands. Eligible households can also receive a one-time discount of up to \$100 to purchase a laptop, desktop computer, or tablet from participating providers if they contribute more than \$10 and less than \$50 toward the purchase price.

The District of Columbia has also launched the D.C. Hope Network.

The initiative will provide free in-unit Internet to residents of five temporary housing and family homeless shelters.

The partnership with the Office of the Chief Technology Officer (OCTO), the Department of Human Services (DHS), and the DC Housing Authority (DC Housing) will provide free home Internet and digital literacy training in 248 households in Potomac Gardens Family and Senior Housing and 125 households at Hopkins Apartments. They are delivering broadband to 1,130 residents within two DC Housing Authority locations.

Actions taken to reduce lead-based paint hazards. 91.220(k); 91.320(j)

The District's Department of Energy and Environment offers a multitude of resources for residents and businesses to educate, evaluate, mitigate, and reduce lead-based paint hazards in accordance with 91.220(k) and 91.320(j).

DOEE has a website, [Lead in the District](#) which identifies who is at risk and provides resources for District Stakeholders to include, but not limited to, lead testing, and screening, tenant and property owner rights, and contracting resources to adhere to the District's lead laws.

Specific to business, contractors, and property owners, DOEE has a Lead-Based Paint Accreditation, Certification and Permitting Program which protects human health and the environment from the hazards of lead-based paint. The program is the authorized United States Environmental Protection Agency state program under a federal grant to DOEE. This is done through:

- Certification of lead-based paint professionals and accreditation of training providers
- Permitting of lead-based paint abatement projects and activities
- Inspection and compliance monitoring of lead-based paint activities
- Enforcement of District and federal lead regulations

DOEE operates an [Energy Efficiency and Remediation Program \(EERP\)](#), which uses HUD funds to assist eligible households with lead hazard reduction activities.

Finally, DHCD operates the Single-Family Residential Rehabilitation Program (SFRRP), which provides loans and grants to homeowners. This program alleviates District building code violations, repairs threats to health and safety, and modifies or eliminates barriers to accessibility for persons with mobility or other physical impairments. SFRRP helps households finance minor home repairs that will address building code violations, repair roofs, remove threats to health and safety, and modify and eliminate barriers to accessibility for persons with mobility or other physical impairments.

Actions taken to reduce the number of poverty-level families. 91.220(k); 91.320(j)

Through annual Point in Time (PIT) counts, the total number of families experiencing homelessness counted is down by 49.0% between 2020 and 2021. The large decrease is due to rigorous efforts over the past few years in the family system to end the use of motels as emergency shelters and move families into permanent housing. In addition, throughout the District's Family Homeless Services programs, case management providers are required to work with families to establish a goal to increase household income. Providers support this effort by connecting families to education and employment services in the community. Further, the District has launched a groundbreaking five-year pilot program called Career MAP that aims at avoiding structural barriers that low-income families encounter as they pursue employment that can sustain the household. There are currently 300 families enrolled in the Career Map program with plans underway to expand to 600 families.

Actions taken to develop institutional structure. 91.220(k); 91.320(j)

As part of the Homeward DC Plan, DHS has been working to develop an effective crisis-response system, where people feel both safe and secure and are supported to get back on their feet quickly. Key areas of focus within this strategy include action items to improve the physical conditions of District shelters and actions to improve operations to ensure the District can more quickly stabilize families and individuals experiencing homelessness and accelerate the connection back to permanent housing. Capital investments and resources to replace and rebuild the District's low-barrier shelters, along with improved service delivery, are an essential component to reducing unaccompanied adult homelessness.

Actions taken to enhance coordination between public and private housing and social service agencies. 91.220(k); 91.320(j)

The District Administrator and Deputy Mayors have used periodic coordination meetings to align resources and activities to match mayoral administration priorities. This system provides for continuous consultation and coordination between agencies in the District of Columbia. DHCD coordinated project-level decision-making for affordable housing projects that submitted proposals under the District's consolidated Notice of Funding Availability (NOFA). The review panel considered overall resource constraints and made recommendations on which projects should be funded. After a thorough underwriting process, the project manager presented the findings to a loan committee, who offered recommendations to the DHCD Interim Director as to whether to approve funding.

The Interagency Council on Homelessness (ICH) is a group of cabinet-level leaders, providers of homeless services, advocates, and homeless and formerly homeless leaders that inform and guide the District's strategies for meeting the needs of individuals and their families who are homeless or at imminent risk of becoming homeless.

The Age-Friendly District Task Force is made up of community members and District government cabinet members with extensive knowledge in at least one of the following subject areas: outdoor spaces and buildings; transportation, housing, social participation; respect and social inclusion; civic participation and employment; communication and information; community support and health services; emergency preparedness and resilience; and elder abuse, neglect, and fraud. The Task Force and subcommittees continue to meet and track, monitor progress, and streamline programs and services regularly.

Sustainable District Interagency Task Forces were developed to provide a plan to make the District the healthiest, greenest, and most-livable city in the United States. Partnership for Healthy Homes was established to collaborate with multiple District agencies and private-sector partners to identify homes containing both children and any of a wide range of health and safety threats.

Identify actions taken to overcome the effects of any impediments identified in the jurisdictions analysis of impediments to fair housing choice. 91.520(a)

Please refer to Attachment, *Fair Housing Analysis to Impediments*.

CR-40 - Monitoring 91.220 and 91.230

Describe the standards and procedures used to monitor activities carried out in furtherance of the plan and used to ensure long-term compliance with requirements of the programs involved, including minority business outreach and the comprehensive planning requirements

All monitoring is conducted using Uniform Administrative Requirements (24 CFR Part 84), Monitoring and Reporting Program Performance (2 CFR 200.329), and Uniform Administrative Requirements and Cost Principles for Federal Grants (2 CFR 200 Subpart E). Monitoring of federal grants is divided between the three administrators (DHCD, DC Health, DHS) based on their respective funding allocations from HUD.

DHCD compliance monitoring for CDBG, HOME, and HTF is performed by the Office of Program Monitoring (OPM), the Portfolio and Asset Management Division (PAMD), the Office of the Chief Financial Officer (OCFO), the project managers from the Neighborhood Based Activities Program (NBAP), and Homeownership Purchase Assistance Program (HPAP).

Long -and short-term compliance monitoring ensures projects financed by DHCD through the Housing Production Trust Fund (HPTF), CDBG (authorized under Title 1 of the Housing and Community Development Act of 1974, Public Law 93-383 as amended 41 U.S.C. -530.1), HOME (Title II of the Cranston – Gonzalez National Affordable Housing Act 1998, amended 2013 24 CFR Part 92), HTF (Title I of the Housing and Economic Recovery Act of 2008, Section 1131, Public Law 110-289), Low-Income Housing Tax Credit (LIHTC), and CDBG Section 108 Loan Guarantee Program (Section 108) programs remain in compliance with federal and local program requirements throughout the project's period of affordability.

DHCD compliance monitoring requires that all federally funded projects must submit an Affirmative Action Plan (AAP). The plan ensures that projects and programs funded using federal funds will be marketed and advertised to low-income and minority communities and businesses in the District. All grantees must submit an APP that is reviewed by OPM staff and approved by the DHCD Housing Compliance Officer.

DC Sister Agency Monitoring, Standards and Procedures from DHS and DC Health.

Monitoring of ESG and HOPWA grant programs conducted by staff from the DC Department of Human Services (DHS) and DC Department of Health (DC Health).

DHS works closely with the Office of the Chief Financial Officer (OCFO), the Office of Contracting and Procurement (OCP), the Office of General Counsel (OGC), and the Office of Program Review, Monitoring, and Investigation (OPRMI) to assist with the monitoring of all DHS funded programs, to include ESG (authorized under the McKinny-Vento Homeless Assistance Act as amended by S. 896 The Homeless Emergency Assistance and Rapid Transition to Housing (HEARTH) Act of 2009) and ESG emergency authorizations:

- Contracting Compliance: OCP is responsible for both establishing procurement processing standards that conform to regulations, as well as monitoring the effectiveness of procurement service delivery.
- Financial Compliance: The OCFO Agency Fiscal Officer's Finance Team and the Grant Administrator monitor the grant activities and expenditures throughout the year. OCFO Agency Fiscal Officer's Finance Team provides monthly financial reports and reviews grant expenditures with the Grant Administrator to ensure sound financial management

practices. In addition, periodic analytic reviews are conducted (e.g., comparison of budget to actual, or prior year to current year), as well as comparisons with budget and expectations of allowable costs. All federal grants received by DHS are recorded and closely tracked in the Office of the Chief Financial Officer (OCFO)'s System of Accounting and Records (SOAR).

- **Monitoring:** The DHS grant team is responsible for ESG monitoring and all activities of ongoing projects are monitored by the team through periodic site visits and tracking of performance through the Homeless Management Information System (HMIS).

In addition, the OPRMI team is responsible for shelter monitoring and evaluating the District of Columbia programs and services within the continuum that are covered by the Homeless Services Reform Act (HSRA) of 2005, as amended. These programs and services include the resolution of complaints, grievances, and concerns. The team also receives and accesses suggestions for improvement and coordinates the resolution of complaints related to DHS programs and services.

- **Policy and Procedures:** DHS has developed comprehensive policies and procedures and written standards to ensure all projects to meet full regulatory compliance, verify contractual requirements, and confirm funds spent are in line with the District's homeless system goals.

DC Health Monitoring

DC Health's Compliance Monitoring and Performance takes place where DC Health's HOPWA program (authorized under the AIDS Opportunity Act) managers and grant monitors track project progress and performance, work with the sub-grantee to adjust assignment tasks, and goals as needed, ensure the timeline incorporated in the proposal is progressing. Where the sub-grantee is unable to deliver and/or perform, DC HEALTH's HIV/AIDS, Hepatitis, STD, and TB Administration (HAHSTA) provides written issuance of notifications highlighting deficiencies and cure notices, working to make sure the sub-grantee and program/projects are successful.

Citizen Participation Plan 91.105(d); 91.115(d)

Describe the efforts to provide citizens with reasonable notice and an opportunity to comment on performance reports.

DHCD will hold public hearings and an extended citizen public comment period.

The comment period began on December 6, 2023, and will end at 5:00 pm on February 9, 2024. An updated electronic version of the CAPER will be available at www.dhcd.dc.gov on Friday, December 22, 2023.

DHCD will hold an in person public hearing on January 22, 2024, at 6:30pm at the DHCD Housing Resource Center located at 1800 Martin Luther King Ave., SE. The public hearing is accessible via metro rail and the metro bus system.

The January 22 public hearing will be advertised on December 29, 2023, in the Washington Times and in the DC Register, Issue 70/52.

DHCD held a hybrid public hearing on Monday, December 11, 2023, at 6:30 pm. All attendees chose to participate in the public hearing at <https://publicinput.com/D56341>. A member of DHCD staff remained at the in-person location, the Auditorium at the Martin Luther King, Jr. Memorial Library, 901 G Street, NW, throughout the hearing in case a member of the public wanted to participate in the hearing. The library is accessible via metro rail and the metro bus system.

The December 11 hearing was advertised on November 17, 2023, in the Washington Times and in the DC Register Issue Vol 70/46. A flyer was sent through the DC.gov delivery system on December 5, 7, and 11 to remind stakeholders of the public hearing and an Instagram Post was made on December 7.

The public comment period began on December 6, 2023, and will end at 5:00pm on February 9, 2024.

DHCD is committed to citizen feedback. Below is a list of methods DHCD uses to notify the public of public hearings and provide citizens the opportunity to submit comments.

Citizens may always provide feedback through the following methods.

1. Phone call – Leave a Message with the communications team at 202-442-7200
2. Send an email to DHCD.OTD@dc.gov or OPMQuestions@dc.gov
3. Leave a comment on Public Input (<https://publicinput.com/D56341>)
4. Mail a comment to:
Ms. Colleen Green

Director
Department of Housing and Community Development
1800 Martin Luther King Ave., SE
Washington, DC 20020

DHCD will utilize the following platforms to disseminate information on public hearings.

1. DHCD Website (<https://dhcd.dc.gov/>)
2. Washington Times or Washington Post or Another Newspaper of General Circulation
3. Public Input (<https://publicinput.com/D56341>)
4. DC Register (<https://www.dcregs.dc.gov/Common/DCR/SearchIssues.aspx?AgencyID=1>)
5. District of Columbia's Subscription Delivery System, Via GovDelivery (<https://public.govdelivery.com/accounts/DCWASH/subscriber/new>)
6. Facebook (<https://www.facebook.com/dcdhcd>)
7. Instagram (<https://www.instagram.com/@dcdhcd>)
8. Twitter (<https://twitter.com/dcdhcd>)
9. YouTube (https://www.youtube.com/channel/UCptQRyNFNA79hmWd-lhd_fA?view_as=subscriber).
10. Hearing fliers are electronically delivered to the agency's Community-Based Organizations (CBOs).

CR-45 - CDBG 91.520(c)

Specify the nature of, and reasons for, any changes in the jurisdiction's program objectives and indications of how the jurisdiction would change its programs because of its experiences.

DHCD will not change its program objectives. DHCD has had great success in developing affordable housing opportunities for District residents, assisting small businesses with financial and technical assistance, and overall meeting the District's needs. DHCD will continue to build partnerships internally and externally to do more in the District to ensure that residents have affordable housing units along with a variety of amenities necessary in today's economy. Our partnerships with the Community-Based Organizations (CBO) provide housing counseling services and training to tenants, potential homeowners, and current homeowners, as well as small-business support, all of which ultimately serves our residents.

Does this Jurisdiction have any open Brownfields Economic Development Initiative (BEDI) grants?

No

Not Applicable.

CR-50 - HOME 91.520(d)

Include the results of on-site inspections of affordable rental housing assisted under the program to determine compliance with housing codes and other applicable regulations

Please list those projects that should have been inspected on-site this program year based upon the schedule in §92.504(d). Indicate which of these were inspected and a summary of issues that were detected during the inspection. For those that were not inspected, please indicate the reason and how you will remedy the situation.

Asset Name	Asset Street Address	Date of Inspection	Results
Anna Cooper House	1338 R Street NW	6/1/2023	Violations cited and corrected, in compliance
Milestone Apts - Belmont (Sankofa)	1430 Belmont Street NW	8/14/2023	Violations cited and corrected, in compliance
Milestone Apts - Marian Russell	115 16th Street NE	8/14/2023	Violations cited and corrected, in compliance
Milestone Apts - Mt. Pleasant	3121 Mount Pleasant Street NW	8/14/2023	Violations cited and corrected, in compliance
Milestone Apts - N Street (Twining Terrace)	2501 N Street SE	8/14/2023	Violations cited and corrected, in compliance
Milestone Apts - Sherman (New Beginnings)	2922 Sherman Avenue NW	8/14/2023	Violations cited and corrected, in compliance
Selma Apartments	21 Kennedy Street NW	2/21/2023	Violations cited and corrected, in compliance
Terrific	418 Missouri Avenue NW	9/1/2023	
Weinberg Commons	5010 Southern Ave SE	7/25/2023	Non- Compliant 11/7/2023
Weinberg House	1151 New Jersey Ave. NW	6/12/2023	Non-Compliant

Table 9 – HOME Unit Inspections in FY 2023

All units that were required to be inspected in FY 2023 were inspected.

Provide an assessment of the jurisdiction's affirmative marketing actions for HOME units.

92.351(b)

The District has developed an affirmative marketing plan modeled after the HUD Affirmative Fair Housing Marketing Plan (AFHMP). The District's plan is mandated for all program services, acquisitions, and construction units funded by DHCD. The certification process ensures its grantees and funding recipients adhere to affirmative marketing principles and thus increases the number of residents that benefit from all DHCD services. In addition, DHCD implements a similar AFHMP for non-housing projects and program services.

DHCD's affirmative marketing process for programs and projects is implemented through certification. Each grantee/sponsor must provide certifications that will with applicable fair housing, accessibility, and equal opportunity civil rights laws and regulations for a program or project.

DHCD continued to make its programs available through partnerships with various community-based non-profit organizations that target all District residents and specific communities, such as African Americans, Hispanics/Latinos, and persons with disabilities.

Refer to IDIS reports to describe the amount and use of program income for projects, including the number of projects and owner and tenant characteristics

DHCD received \$1,082,804.02 in HOME program income and expended \$221,909.64 to provide four households, assisted in FY 2022, with direct homeownership assistance to District first-time homebuyers. All homeowners earned up to 80 percent AMI and were Black or white. Households included singles, single parents, and elderly.

DHCD received \$8,073,093.53 in CDBG program income and used \$7,771,583.84 to finance programs, direct homeownership assistance and to finance multifamily residential rehabilitation projects. All households earned up to 80 percent of AMI and consisted of households which were families, singles, elderly, and Black/African American, white, Asian and multi races, of which some were of Hispanic heritage.

Describe other actions taken to foster and maintain affordable housing. 91.220(k) (STATES ONLY: Including the coordination of LIHTC with the development of affordable housing).

91.320(j)

The District is treated as a HUD grantee, even though the District is identified as a State HOME recipient for funding allocation and, therefore, is not subject to 91.320(j). However, the District continues to leverage available local and federal housing development program funds whenever possible.

DHCD is the District's Low-Income Housing Tax Credit (LIHTC) allocation agency. DHCD allocates 9% of LIHTC resources in the competitive Consolidated Request for Proposals (RFP) for Affordable Housing. DHCD delegates the administration of 4% LIHTC to be used with tax-exempt bonds to the District Housing Finance Agency (DCHFA) through a memorandum of understanding (MOU). Both agencies work with non-profit developers, for-profit developers, and quasi-governmental development organizations to leverage funds for affordable housing.

CR-55 - HOPWA 91.520(e)

Identify the number of individuals assisted and the types of assistance provided

Table 14 reports on the one-year goals for the number of households provided housing using HOPWA funding for short-term rent, mortgage, and utility assistance payments to prevent homelessness of the individual or family; tenant-based rental assistance; and units provided in housing facilities developed, leased, or operated with HOPWA funds.

Number of Households Served Through:	One-year Goal	Actual
Short-term rent, mortgage, and utility assistance payments	200	105
Tenant-based rental assistance	530	405
Units provided in transitional housing facilities developed, leased, or operated with HOPWA funds	68	71
Units provided in permanent housing facilities developed, leased, or operated with HOPWA funds	2	48

Total	800	629
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Table 10 – HOPWA Number of Households Served

CR-55, Table 8, Narrative:

The numbers above include 17 jurisdictions in Northern Virginia, 3 counties in suburban Maryland, and Jefferson County, West Virginia, in addition to the District of Columbia. The District is the lead jurisdiction within the DC EMSA for HOPWA.

CR-56 - HTF 91.520(h)

Describe the extent to which the grantee complied with its approved HTF allocation plan and the requirements of 24 CFR part 93.

In FY 2023, DHCD had three HTF rental projects in construction, listed in Table 10 below, totaling 294 affordable units, of which 56 will be set aside for persons earning up to 30% AMI. These units were reported in previous CAPERs and are mentioned here because DHCD continues to conduct compliance monitoring.

In FY 2023, DHCD, through the Consolidated RFP process used HTF funds to underwrite 1109 Congress NE, a 69-unit, 100 percent extremely low-income affordable housing development located in Ward 6, which closed in the first quarter of FY 2024. Congress NE will break ground in Spring 2024. All HTF projects are selected through the Consolidated Request for Proposals (RFP) process and approved by the DHCD Loan Review Committee. DHCD then receives District Council approval and enters an HTF and Loan agreement with the respective developers.

DHCD secures each project with an HTF Loan Agreement stating, at a minimum, the following:

1. Compliance with 24 CFR Part 93,
2. Compliance with §93.301, outlining property standards and environmental requirements,
3. Title transfer requirements,
4. Construction requirements, and
5. A minimum 30-year affordable housing covenant.

The HTF program did not have anyone submit an emergency transfer request 24 CFR 5.2005(e) and 24 CFR 93.356, pertaining to victims of domestic violence, dating violence, sexual assault, or stalking.

Tenure Type	0 – 30% AMI	0% of 30+ to the poverty line (when poverty line is higher than 30% AMI)	% of the higher of 30+ AMI or poverty line to 50% AMI	Total Occupied Units	Units Completed, Not Occupied	Total Completed Units
Rental	0	0	0	0	0	0
Homebuyer	0	0	0	0	0	0

Table 11 - CR-56 HTF Units in HTF activities completed during the period

CR-56, Table 9, Narrative:

In FY 2023, DHCD had three active HTF rental projects in various stages of development. DHCD projects, the HTF rental projects listed below, will be completed, including lease-up, in FY 2024.

Project Name	HTF Allocation	Total Affordable Units	Total HTF Units 30% AMI	Project Status
SOME North Capital Street	\$2,903,128	139	17	In Construction
218 Vine Street NW	\$4,616,739	92	26	In Construction.
1100 Eastern Avenue NE	\$3,118,019	63	13	Construction Complete and Lease-up is occurring.
1109 Congress Avenue NE	\$5,475,885	69	69	Selected in FY 2023 and Closed Q1/FY 2024
Total	\$10,637,886	294	56	

Table 12 – FY 2023 HTF Projects

CR-58 – Section 3

Identify the number of individuals assisted and the types of assistance provided

Total Labor Hours	CDBG	HOME	ESG	HOPWA	HTF
Total Number of Activities	2	1	0	0	2
Total Labor Hours	39,610.63	4,169	0	0	374,891.54
Total Section 3 Worker Hours	20,094.53	2,122	0	0	21,461.31
Total Targeted Section 3 Worker Hours	8,097	411	0	0	12,980

Table 13 – Total Labor Hours

Qualitative Efforts - Number of Activities by Program	CDBG	HOME	ESG	HOPWA	HTF
Outreach efforts to generate job applicants who are Section 3 Targeted Workers	0	0	0	0	2
Outreach efforts to generate job applicants who are Other Funding Targeted Workers.	0	0	0	0	0
Direct, on-the job training (including apprenticeships).	0	0	0	0	4
Indirect training such as arranging for, contracting for, or paying tuition for, off-site training.	0	0	0	0	1
Technical assistance to help Section 3 workers compete for jobs (e.g., resume assistance, coaching).	0	0	0	0	0

Outreach efforts to identify and secure bids from Section 3 business concerns.	1	0	0	0	0
Technical assistance to help Section 3 business concerns understand and bid on contracts.	1	0	0	0	1
Division of contracts into smaller jobs to facilitate participation by Section 3 business concerns.	0	0	0	0	0
Provided or connected residents with assistance in seeking employment including drafting resumes preparing for interviews, finding job opportunities, and connecting residents to job placement services.	0	0	0	0	1
Held one or more job fairs.	0	0	0	0	1
Provided or connected residents with supportive services that can provide direct services or referrals.	1	0	0	0	0
Provided or connected residents with supportive services that provide one or more of the following: work readiness health screenings, interview clothing, uniforms, test fees, transportation.	0	0	0	0	1
Assisted residents with finding childcare.	0	0	0	0	0
Assisted residents to apply for or attending community college or a four-year educational institution.	0	0	0	0	0
Assisted residents to apply for or attend vocational/technical training.	0	0	0	0	1
Assisted residents to obtain financial literacy training and/or coaching.	0	0	0	0	0

Bonding assistance, guaranties, or other efforts to support viable bids from Section 3 business concerns.	1	0	0	0	0
Provided or connected residents with training on computer use or online technologies.	0	0	0	0	0
Promoting the use of a business registry designed to create opportunities for disadvantaged and small businesses.	0	0	0	0	0
Outreach, engagement, or referrals with the state one-stop system, as designed in Section 121(e)(2) of the Workforce Innovation and Opportunity Act.	0	0	0	0	0
Other.	0	0	0	0	0

Table 14 – Qualitative Efforts - Number of Activities by Program

CR-58, Table 13 and 14 Narrative:

DHCD continued to promote compliance with the Section 3 program. The agency meets with representatives from other District government agencies (DOES, DSLBD) and works closely with the District of Columbia Housing Authority (DCHA). DHCD works with workforce development agencies, community groups, and small business assistance groups to promote the Section 3 program and notify Section 3 residents of employment and contracting opportunities. DHCD includes the Section 3 clause in its Requests for Proposals (RFPs) and Notices of Funding Availability (NOFAs) and requires sub-recipients to do so in their contracts. DHCD enforces its Section 3 policies and procedures by monitoring activities and its section 3 business concern certification program. DHCD actively monitors all Section 3 covered projects and requires sub-recipients to commit to Section 3 goals, make plans to achieve those goals, and monitor compliance through quarterly reporting and site visits. DHCD provided training on its compliance requirements during its kickoff meetings, including Section 3, for its development finance division subrecipients to inform them of Section 3’s requirements. DHCD continues to notify the community of Section 3 opportunities at the agency and the certification. DHCD has continued with its certification of Section 3 Business Concerns, including general, electrical, and HVAC contractors, housing and green consultants, affordable housing providers, and workforce development agencies. DHCD distributes bid notifications, notices of events, and other

economic opportunities, usually via email, to certified Section 3 Business Concerns. Recipients' contractors often hold open-house events and contractor meetings to meet and discuss Section 3 opportunities with certified Section 3 Business Concerns.

Furthermore, DHCD encouraged recipients and their contractors to consider providing "other economic opportunities" discussed in the regulations. Recipients have developed relationships with several YouthBuild agencies and community groups and encourage their frequent contractors and minority and disadvantaged contractors to become certified as Section 3 Business Concerns.

FY 2023 DRAFT CAPER

CR-60 - ESG 91.520(g) (ESG Recipients only)

ESG Supplement to the CAPER in e-snaps

For Paperwork Reduction Act

Recipient Information—All Recipients Complete

1. Recipient Information—All Recipients Complete

Basic Grant Information

Recipient Name: Department of Human Services (DHS)

Organizational DUNS Number: 001367031

UEI: RE8RHUP7G1H7

EIN/TIN Number: 536001131

Identify the Field Office: Washington, DC

Identify CoC(s) in which the recipient or subrecipient(s) will provide ESG assistance:
Washington, DC

ESG Contact Name

Prefix: Ms.

First Name: Nada

Middle Name:

Last Name: Mohamed

Suffix:

Title: Grants Management Specialist

ESG Contact Address

Street Address 1: 64 New York Avenue

Street Address 2: 6th Floor

City: Washington

State: DC

ZIP Code: 20002

Phone Number: 202-442-4734

Extension:

Fax Number:

Email Address: nada.mohamed@dc.gov

ESG Secondary Contact

Prefix:

First Name: Tyren

Last Name: Stover

Suffix:

Title: Program Manager

Phone Number:
Extension:
Email Address: Tyren.stover1@dc.gov

2. Reporting Period—All Recipients Complete

Program Year Start Date: 10/01/2022
Program Year End Date: 09/30/2023

3a. Subrecipient Form – Complete one form for each subrecipient

Subrecipient or Contractor Name:
City:
State:
Zip Code:
DUNS Number:
Is subrecipient a victim services provider:
Subrecipient Organization Type:
ESG Subgrant or Contract Award Amount:

Subrecipient or Contractor Name:
City:
State:
Zip Code:
DUNS Number:
Is subrecipient a victim services provider:
Subrecipient Organization Type:
ESG Subgrant or Contract Award Amount:

FY 2023 DRAFT CAPER

CR-65 - Persons Assisted

Persons Served

Complete for Homelessness Prevention Activities

Number of Persons in Households	Total
Adults	0
Children	0
Don't Know/Refused/Other	0
Missing Information	0
Total	0

Table 15 – Household Information for Homeless Prevention Activities

Complete for Rapid Re-Housing Activities

Number of Persons in Households	Total
Adults	97
Children	132
Don't Know/Refused/Other	0
Missing Information	0
Total	229

Table 16 – Household Information for Rapid Re-Housing Activities

Complete for Shelter

Number of Persons in Households	Total
Adults	1,514
Children	1
Don't Know/Refused/Other	0
Missing Information	5
Total	1,520

Table 17 – Shelter Information

Street Outreach

Number of Persons in Households	Total
Adults	0
Children	0
Don't Know/Refused/Other	0
Missing Information	0
Total	0

Table 18 – Household Information for Street Outreach

Totals for all Persons Served with ESG

Number of Persons in Households	Total
Adults	1,611
Children	133
Don't Know/Refused/Other	5
Missing Information	0
Total	1,749

Table 19– Household Information for Persons Served with ESG

Gender—Complete for All Activities

Gender of Persons in Household	Total
Male	1,590
Female	137
Transgender	10
Don't Know/Refused/Other	1
Missing Information	11
Total	1,749

Table 20 – Gender Information

Age—Complete for All Activities

Gender of Persons in Household	Total
Under 18	133
18-24	105
25 and over	1,506
Don't Know/Refused/Other	2
Missing Information	3
Total	1,749

Table 21 – Age Information

Special Populations Served—Complete for All Activities

Number of Persons in Households

Subpopulation	Total	Total Persons Served – Prevention	Total Persons Served – RRH	Total Persons Served in Emergency Shelters
Veterans	63	0	0	63
Victims of Domestic Violence	116	0	31	85
Elderly	216	0	0	216
HIV/AIDS	13	0	0	13
Chronically Homeless	330	0	0	330

Subpopulation (continued)	Total	Total Persons Served – Prevention	Total Persons Served – RRH	Total Persons Served in Emergency Shelters
Disability			22	296
Severely Mentally Ill			12	278
Chronic Substance Abuse			0	97
Other Disability			0	23
Total (unduplicated if possible)			64	1,401

Table 22 – Special Population Served

CR-70 – ESG 91.520(g) - Assistance Provided and Outcomes

Shelter Utilization

Number of New Units – Rehabbed	0
Number of New Units – Conversion	0
Total Number of bed - nights available	0
Total Number of bed - nights provided	0
Capacity Utilization	0

Table 23 – Shelter Capacity

Project Outcomes Data measured under the performance standards developed in consultation with the CoC(s)

DHS did not utilize funding for any shelter-related services during the last fiscal year. All funds were used to rapidly rehouse 76 families experiencing homelessness from the total number of persons served that are accounted for in CR 65. All 76 families remain stably housed with supportive services and maintaining income.

CR-75 – Expenditures

Expenditures

ESG Expenditures for Homelessness Prevention

	Dollar Amount of Expenditures in HUD Program Year		
	HUD 2020 FY 2021	HUD 2021 FY 2022	HUD 2022 FY 2023
Expenditures for Rental Assistance	0	0	0
Expenditures for Housing Relocation and Stabilization Services - Financial Assistance	0	0	0
Expenditures for Housing Relocation & Stabilization Services - Services	0	0	0
Expenditures for Homeless Prevention under Emergency Shelter Grants Program	0	0	0
Subtotal Homelessness Prevention	0	0	0

Table 24 – ESG Expenditures for Homelessness Prevention

ESG Expenditures for Rapid Re-Housing

	Dollar Amount of Expenditures in HUD Program Year		
	HUD 2020 FY 2021	HUD 2020 FY 2021	HUD 2020 FY 2021
Expenditures for Rental Assistance	\$1,334,637.00	\$234,459.00	0
Expenditures for Housing Relocation and Stabilization Services - Financial Assistance	0	0	0
Expenditures for Housing Relocation & Stabilization Services - Services	0	0	0
Expenditures for Homeless Assistance under Emergency Shelter Grants Program	0	0	0
Subtotal Rapid Re-Housing	\$1,334,637.00	\$234,459.00	0

Table 25 – ESG Expenditures for Rapid Re-Housing

ESG Expenditures for Emergency Shelter

	Dollar Amount of Expenditures in HUD Program Year		
	HUD 2020 FY 2021	HUD 2020 FY 2021	HUD 2020 FY 2021
Essential Services	0	\$792,037.20	\$787,753.20
Operations	0	0	0
Renovation	0	0	0
Major Rehab	0	0	0
Conversion	0	0	0
Subtotal	0	\$792,037.20	\$787,753.20

Table 26 – ESG Expenditures for Emergency Shelter (ESG Uses Grant Years)

Other Grant Expenditures

	Dollar Amount of Expenditures in HUD Program Year		
	HUD 2020 FY 2021	HUD 2020 FY 2021	HUD 2020 FY 2021
Street Outreach	0	0	0
HMIS	0	0	0
Administration	0	0	0

Table 27 - Other Grant Expenditures

Total ESG Grant Funds

Total ESG Funds Expended in HUD Program Year	HUD 2020 FY 2021	HUD 2020 FY 2021	HUD 2020 FY 2021
	\$1,334,637.00	\$1,026,496.20	\$787,753.20

Table 28 - Total ESG Funds Expended

Match Source

Total Amount of Match Funds Expended for ESG Activities in HUD Program Year	HUD 2020 FY 2021	HUD 2020 FY 2021	HUD 2020 FY 2021
Other Non-ESG HUD Funds	0	0	0
Other Federal Funds	0	0	0
State Government	0	0	0
Local Government	\$1,334,637.00	\$1,320,062.00	\$1,312,922.00
Private Funds	0	0	0
Other	0	0	0
Fees	0	0	0
Program Income	0	0	0
Total Match Amount	\$1,334,637.00	\$1,320,062.00	\$1,312,922.00

Table 29 - Other Funds Expended on Eligible ESG Activities

Total

Total Amount of Funds Expended on ESG Activities in HUD Program Year	HUD 2020 FY 2021	HUD 2020 FY 2021	HUD 2020 FY 2021
	\$1,334,637.00	\$1,026,496.20	\$787,753.20

Table 30 - Total Amount of Funds Expended on ESG Activities

FY 2023 DRAFT CAPER

Attachment

2023 CAPER FAIR HOUSING ANALYSIS OF IMPEDIMENTS UPDATE

FY 2023 DRAFT CAPER